

WDP

WAREHOUSES
WITH BRAINS

WDP PARK BUCHAREST – POPESTI-LEORDENI

ON SPLAIUL UNIRII, NEAR BUCHAREST

Your logistics portal to
the Romanian capital – and beyond



WDP Park Bucharest – Popesti-Leordeni, Splaiul Unirii

Your logistics portal to **the Romanian capital** and beyond

Your storage, manufacturing, or last-mile logistics hub, right around the corner from Romania's capital? Tap into a world of opportunity with WDP's latest development opportunity in Popesti-Leordeni, in the outskirts of Bucharest. Build your warehouse or light industrial space in this high-visibility location, with swift access to all crucial roadways, including the Bucharest ring road, and your logistics strategy is set for launch.

Customise your build-to-suit project to the last detail in close collaboration with our experts. This new project can be developed as per your needs within 12 months after signing the lease agreement

Optimise your operations in a fully equipped logistic space, developed to suit your needs.

Gain access to the promising market potential of the Bucharest region – and far beyond.

Your logistic future starts here

The specs of **WDP Park Bucharest – Popesti-Leordeni, Splaiul Unirii**

Your future industrial space in the Bucharest region can be customised to fully fit your logistics strategy. Storage, handling space, manufacturing, assembly, last-mile delivery...

Anything goes; our experts can shape your building around your requirements.





warehouse surface

Up to 25,000m² of useable floor space



warehouse & offices

Combination of warehouse, offices, and technical areas



parking space*

Ample parking space taken into account



structure

Prefabricated concrete structure



roof system

Roof system with corrugated metal sheets



roof insulation

Thorough roof insulation with mineral wool and TPO membrane



perimetral closures

Mineral wool sandwich panels for perimetral closures



column grids

12 x 22.5m column grids



ceiling height

11.5 metre ceiling height under main beams



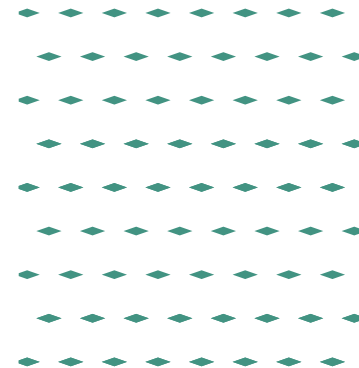
floor load

5 ton/m² floor load, evenly distributed



fire safety infrastructure

Fire safety infrastructure: sprinklers, hydrants, and smoke detection





Sustainability as a default setting

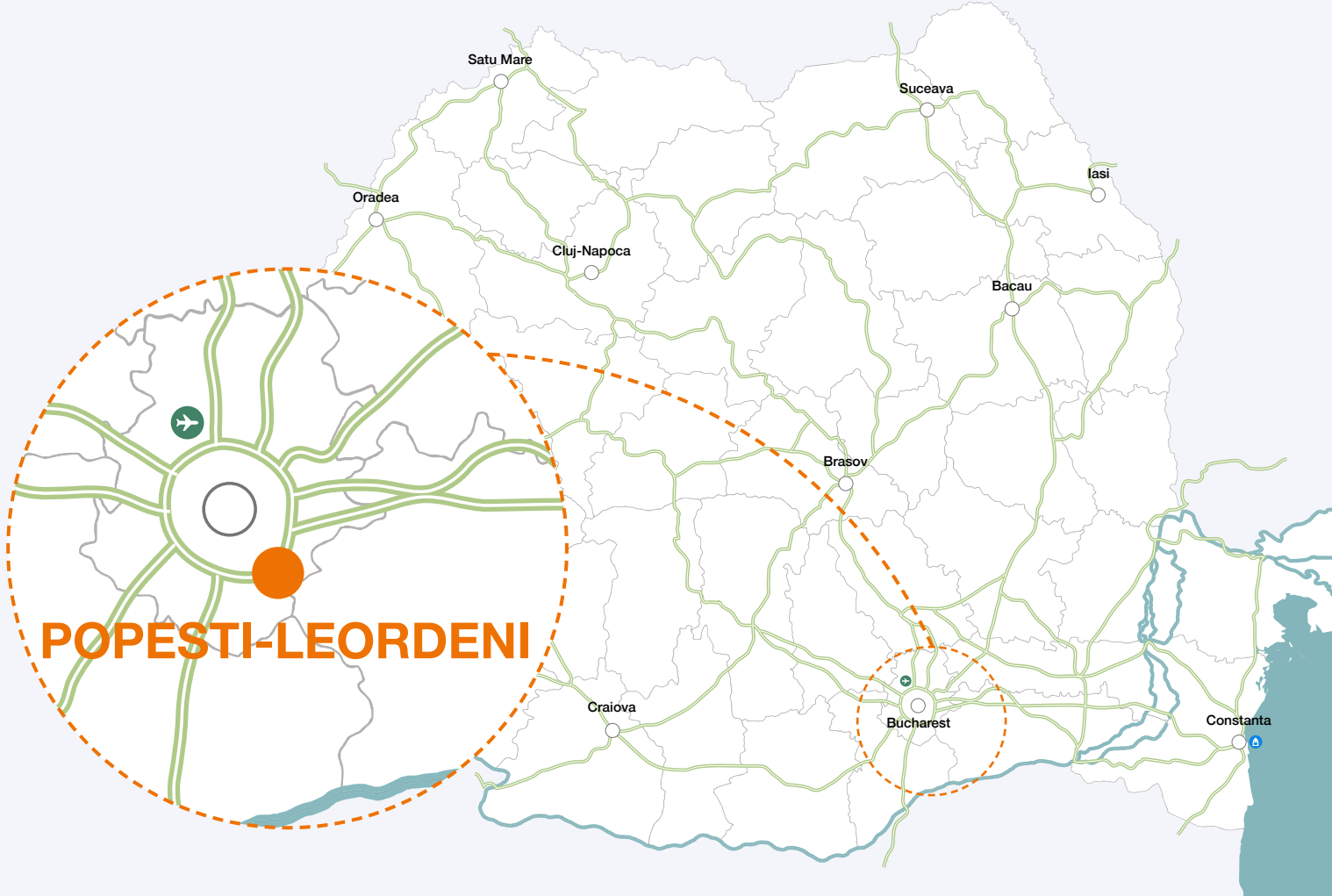


Green energy meets operational efficiency

With energy prices soaring and sustainability becoming an increasingly important topic in logistics and the broader economy, your building needs to be fit for the future. Rest assured, this development ensures that your logistics operations are green and lean.

Apart from thorough insulation, your future Bucharest warehouse or light-industrial space boasts multiple sustainability features:

- **Class A** Energy-Efficiency building
- **LED lighting** throughout the warehouse
- **Solar panels** on the rooftops
- Electrical vehicle **charging points** possible
- **EDGE Advance Certified** building
- **Utilities**



Location

The highest level of **accessibility**

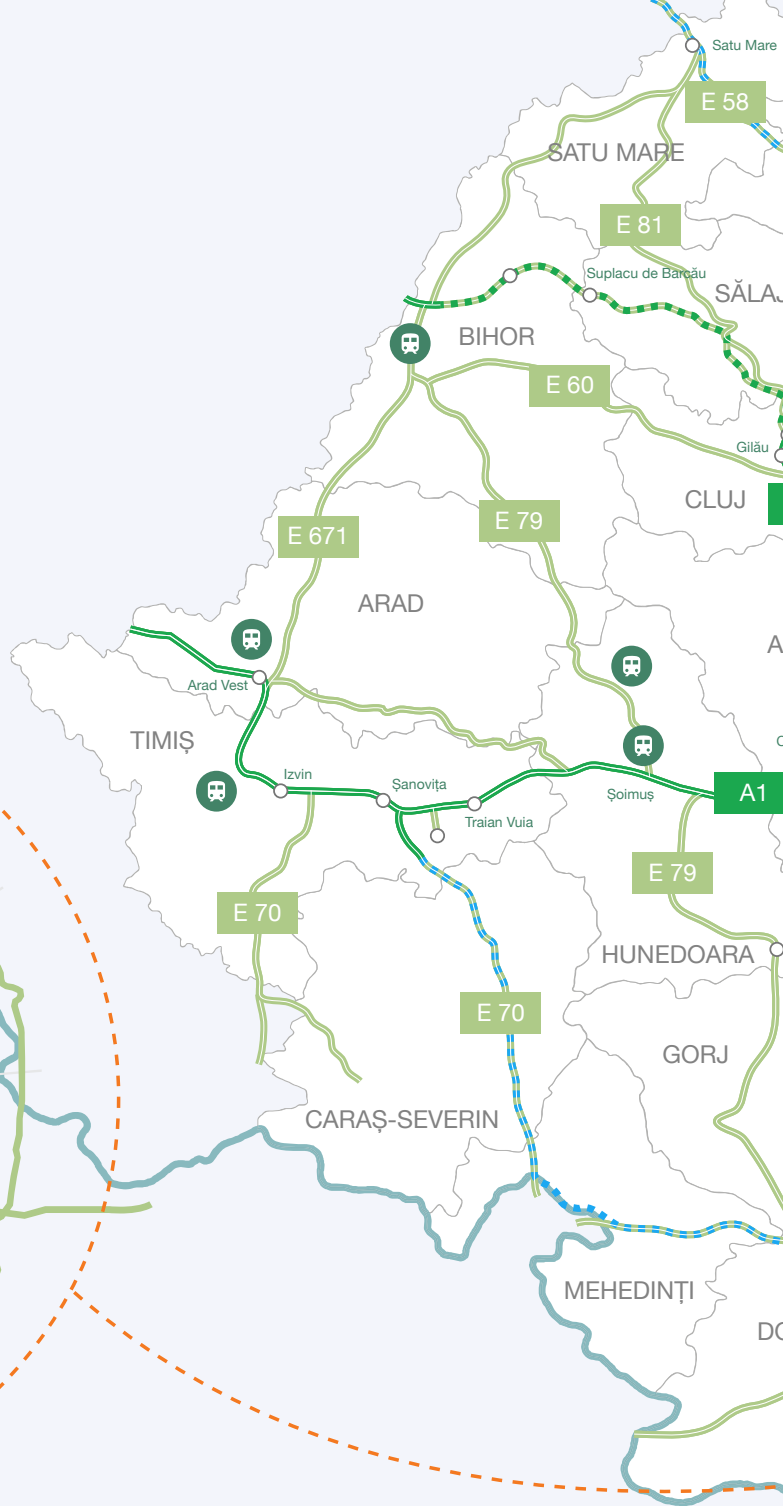
WDP Park Bucharest — Popesti-Leordeni boasts a great location, on a high-visibility plot near Bucharest's ring road. The A2 towards Constanta is within easy reach.

The immediate vicinity of Bucharest makes this the perfect fit for smooth supply chain deliveries, from vans and trucks alike. WDP Park Bucharest — Popesti-Leordeni is at a 20 minute drive from Bucharest city center, and 40 minute drive from Henri Coanda International Airport. The versatile mobility assets ensure your logistics chain can prosper at a prime location, much sought after in Romania.

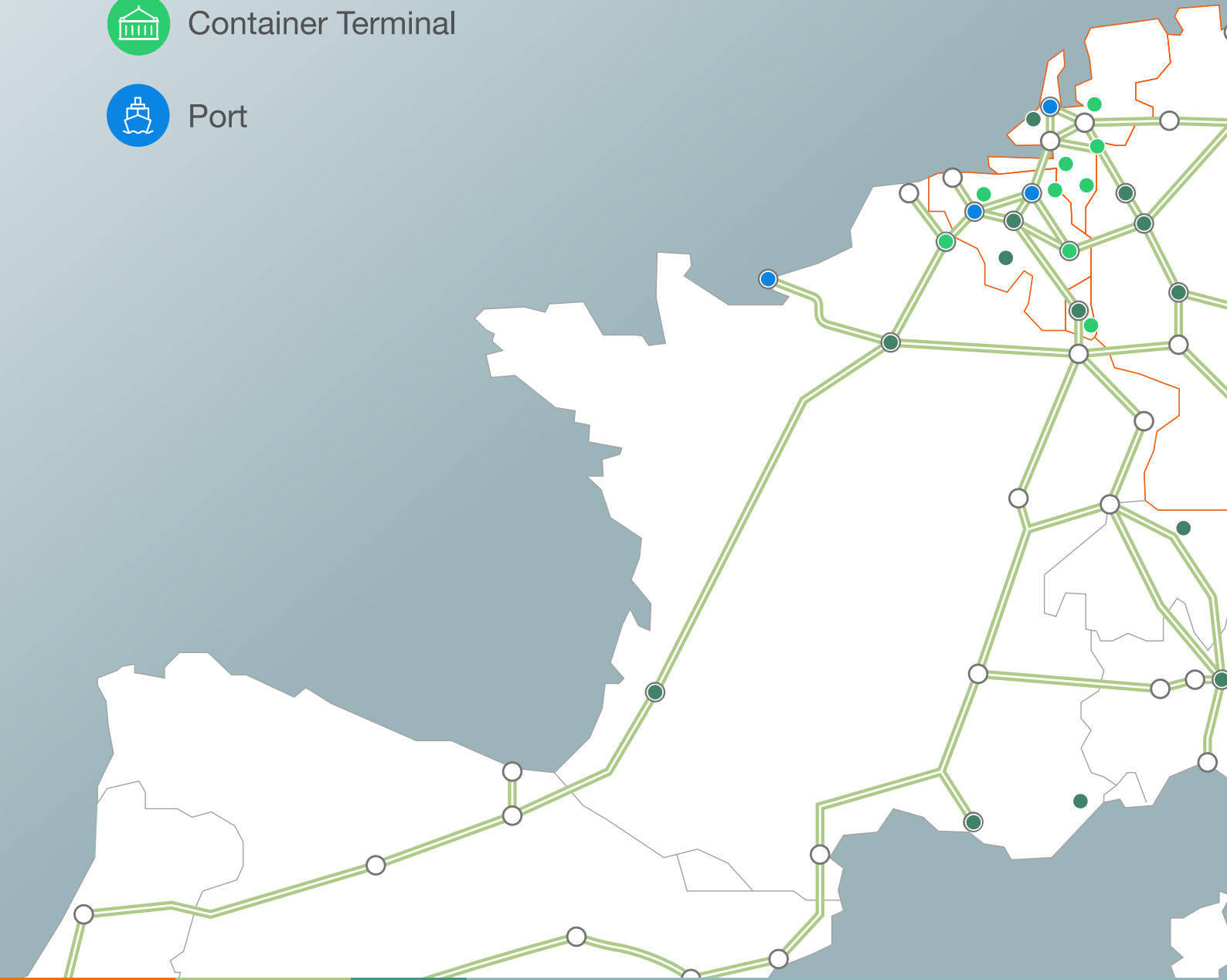


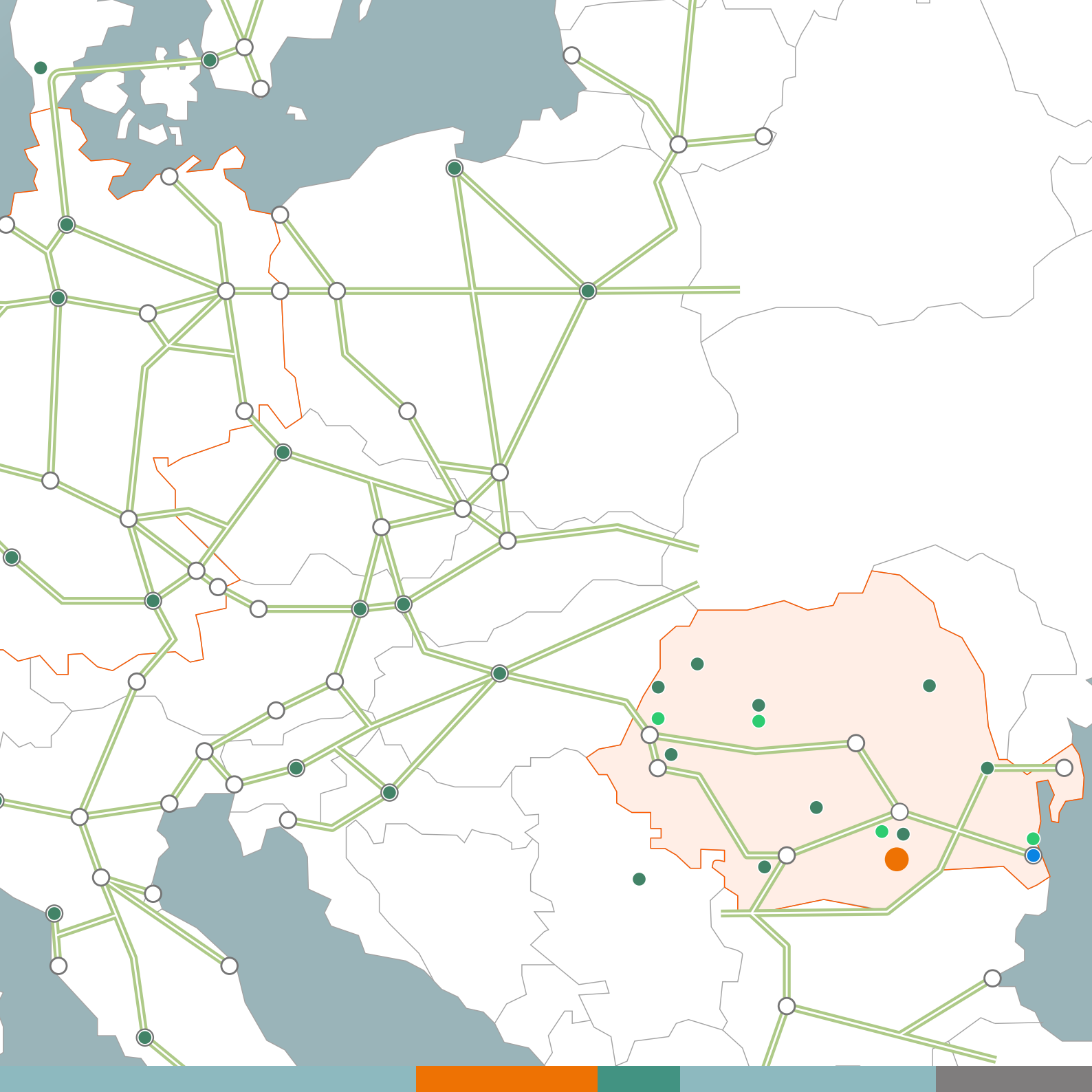
LEGEND:

- European routes
- Existing Highways
- Planned Highways / In construction
- Expressways (Planned)









Overview

Crucial facts about **your future warehouse** in Bucharest, Popesti-Leordeni, Splaiul Unirii.



Up to **25,000m²** of useable floor space potential



Prime location in the **Bucharest region**



Combination of **warehouse, office, parking, and technical areas**



Multi-tenant building possible



Ideal for **manufacturing, storage, or last-mile delivery**

OPTIONAL



Energy-efficient and packed with **sustainable features**



Fully customisable to suit your operational requirements







Contact us for more information

Schedule your visit, discuss your strategy.

Is your company looking for an exceptional logistic real estate opportunity in the Bucharest region? Put the advantages of the WDP Park Bucharest — Popesti-Leordeni to work for your business.

Reach out to your WDP contact for detailed specs, potential floor plans, development planning, and additional details. Schedule your on-site visit to assess the potential of your future warehouse yourself.

Contact us today!

CONTACT



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