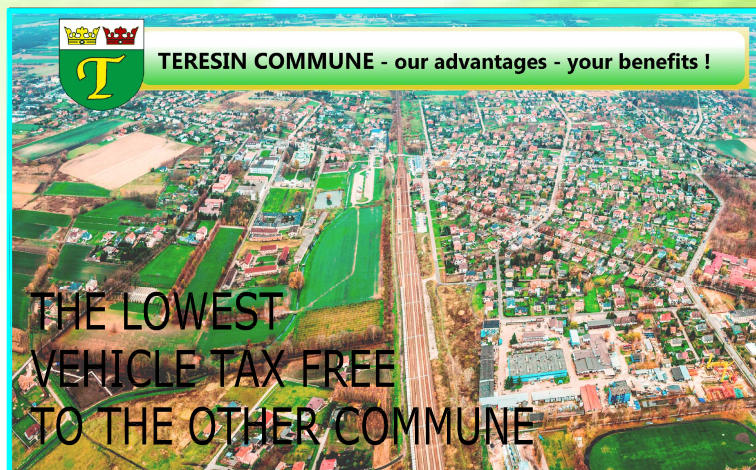


SITUATED IN THE HEART OF POLAND,
NEAREST IMPORTANT COMMUNICATION ROAD
(A2 highway - about 15 min. from the commune centre to Wiskitki,
national road nr 92,
railway track which connects
Eastern and Western Europe,
in the commune centre railway siding)

TERESIN COMMUNE
Sochaczew district
Mazowieckie voivodship
ul. Zielona 20, 96-515 Teresin
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INVESTORS,
PLEASE CONTACT THE MAYOR
OF THE TERESIN COMMUNE -
MAREK OLECHOWSKI



WHY TERESIN COMMUNE IS THE BEST AREA FOR INVESTMENT in the western part of Mazovia ?

road integration
investment areas



Teresin Commune is located in the western part of Mazovia - a region with a well-developed economic and social infrastructure, the largest market for absorbency and constantly improving transport accessibility.

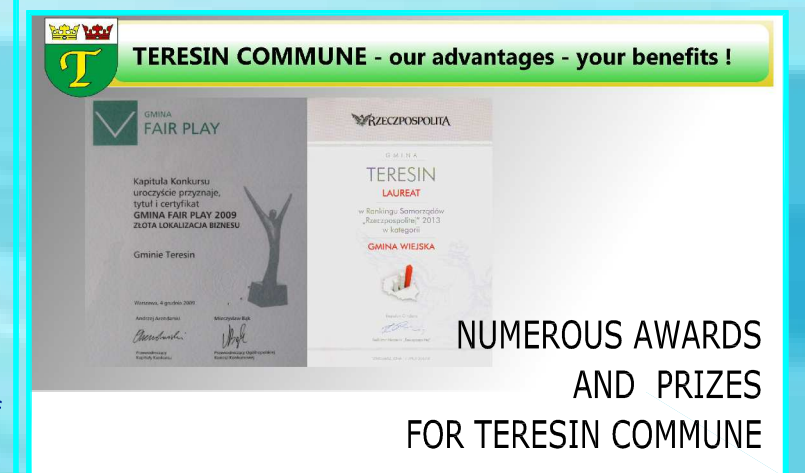
Teresin Commune has been among the most active region for investments in voivodship.

Due to building modern road infrastructure which connects the strategic transport routes, local, national and international roads, have been made available for logistic investors industry and services. Among the sites proposed for projects can be found both large area and smaller parcels. They are the property of regulated legal status, covered with the legal lokal master plans, with access to utilities and roads. For enterprises operating in the transport industry, there are made areas available with very good communication access. For enterprises operating in the warehouse, there are flat areas with access to competent particles transport infrastructure. Areas with access to the very high quality of resources, first/second class soil and access to water which is necessary in technological process are prepared for farm-food companies.

Developed investment areas and the reserve land in combination with the beauty of the local landscape there is one of the most important arguments for the location new project. A lot of companies which started production Teresin Commune has become convinced of advantages this region. Among delighted companies, which are located on our area are: TESCO, Prologis Park Theresin , DHL Exel Supply Chain Ltd., Greiner Packaging Ltd., BAKOMA Inc., POLISH MILLS Inc., International Automotive Components Group (IAC), VIVA Manufacturing Ltd.

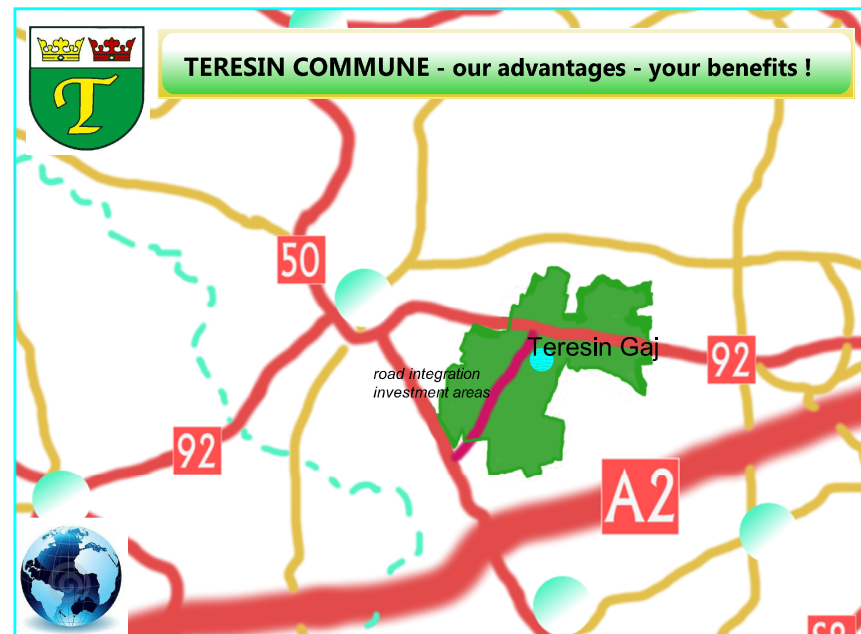
From a few years Teresin Commune is appreciated as a place for family building industry. On the terrain of commune work modern schools and family medicine, sport clubs with a local and international success, cultural centres and numerous services point.

The Authorities of Teresin Commune take care about further development of infrastructure investments, because of this the offer of commune is getting to be more attractive.





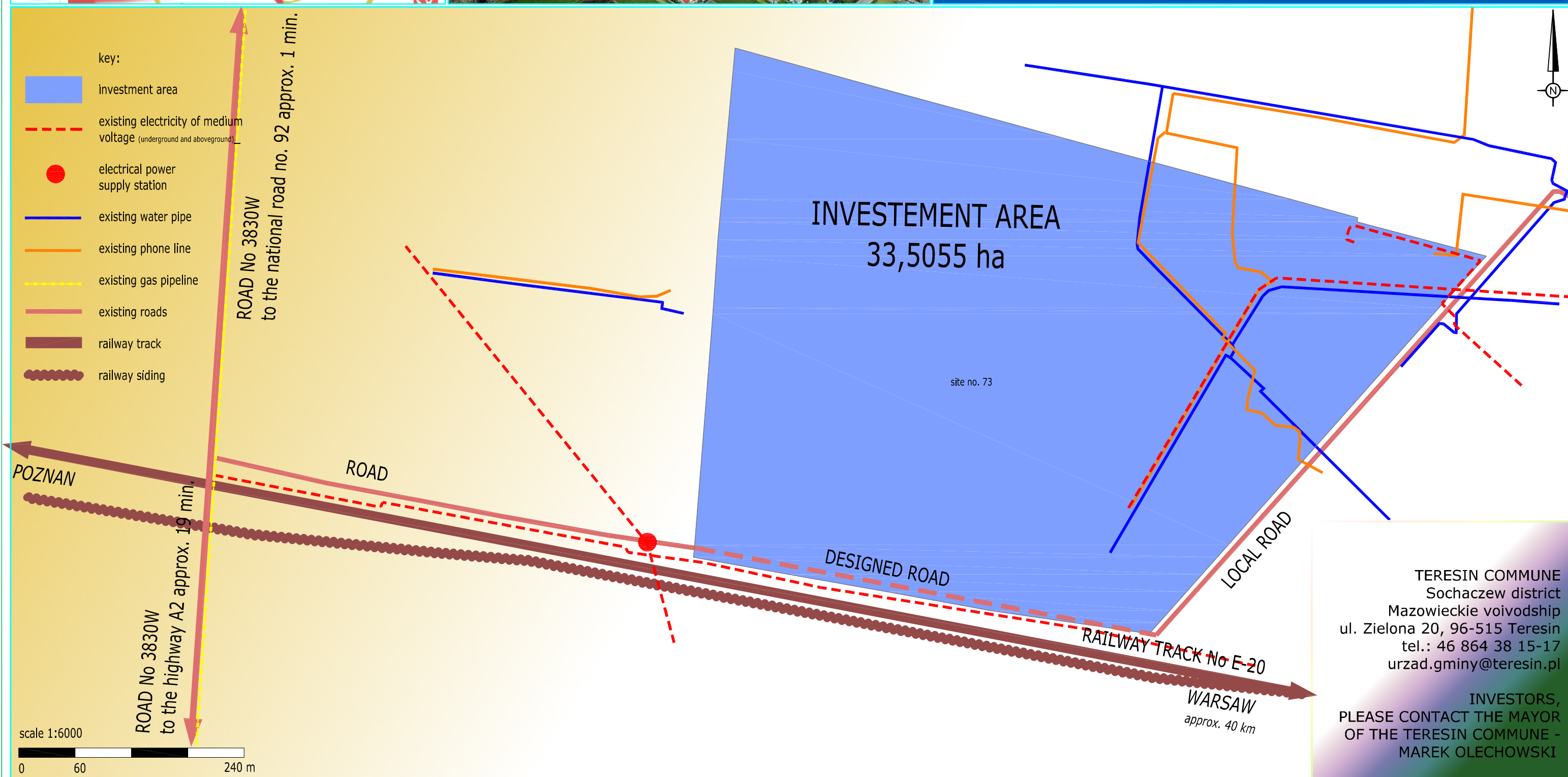
TERESIN COMMUNE - our advantages - your benefits !

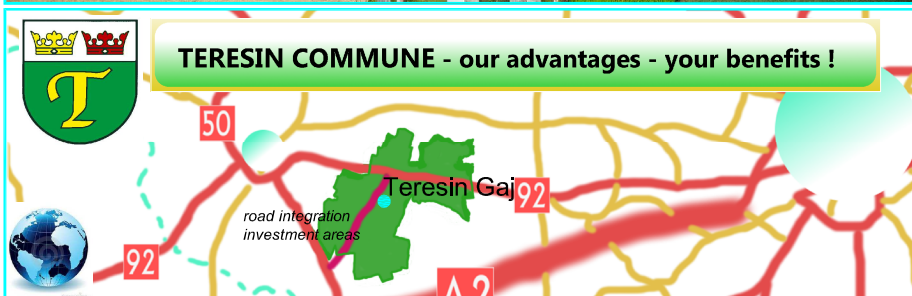


INVESTMENT AREA - TERESIN COMMUNE

TERESIN GAJ, area 33,5055 ha

- opportunity of investments in the site no. 73
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (Ltd.)
- zoning - for the environmentally friendly industry, warehouses and trade services
- max. total land surface limit - to 80% of the site
- min. biological active area - 20% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- direct access to the electricity medium voltage (15kV), water pipe, phone line
- depending on needs - possibility pf access to the gas pipeline
- direct access to the local road
- the lowest vehicle tax rate to the other communes
- professional help from the community council in obtaining the necessary decisions and permits

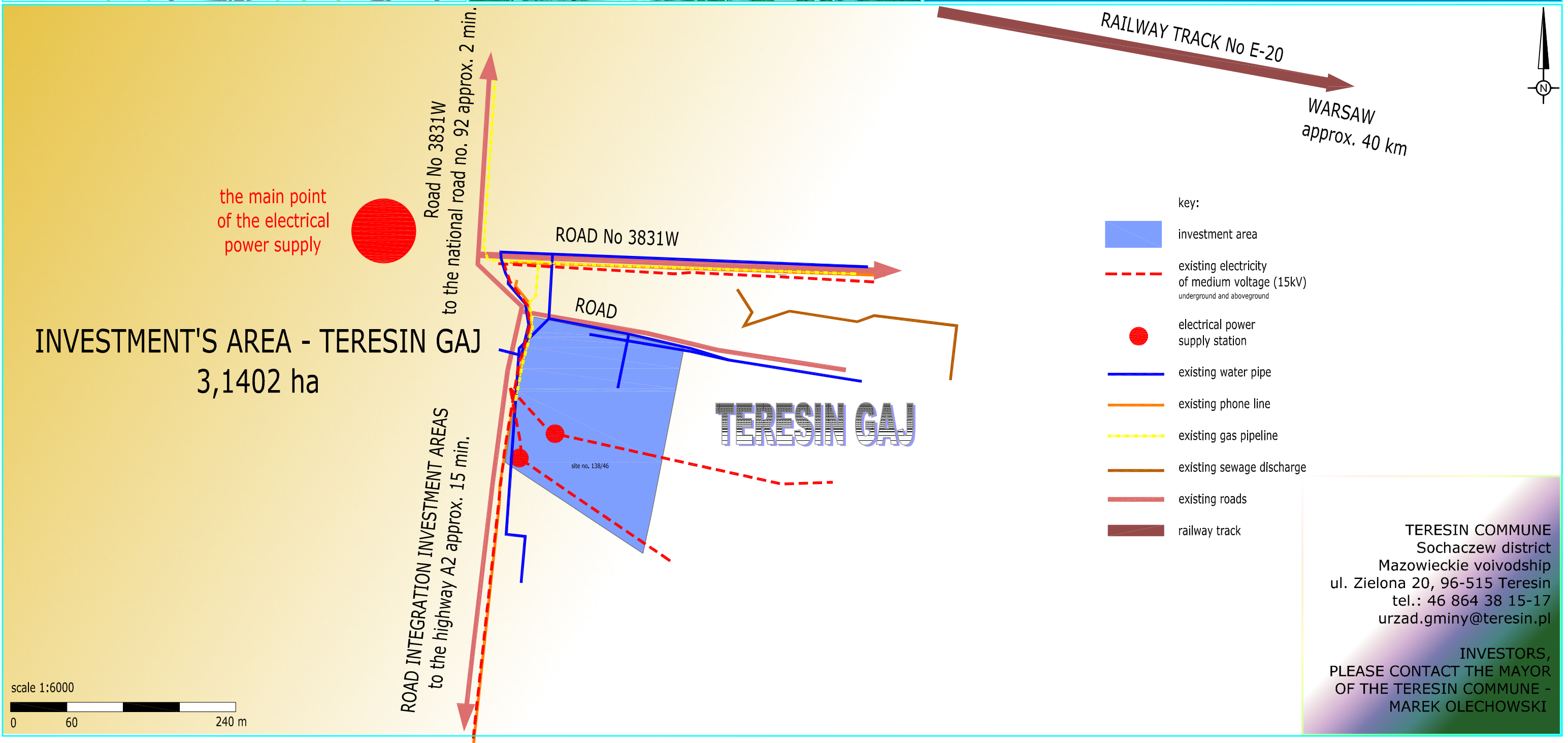


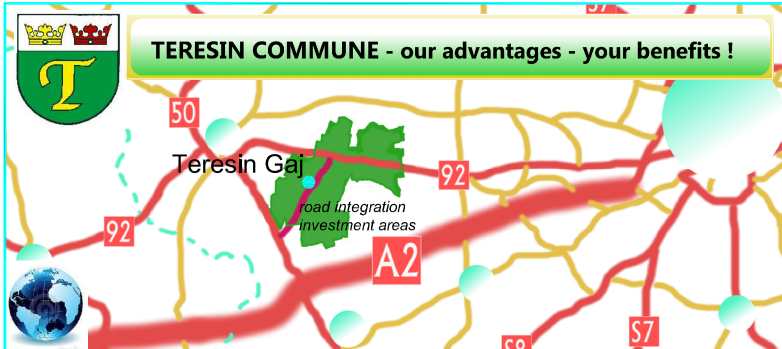


INVESTMENT AREA - TERESIN COMMUNE

TERESIN GAJ, area 3,1402 ha

- opportunity of investments in the site no. 138/46
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (Ltd.)
- zoning - for the service buildings and service areas of transport
- max. total land surface limit: service buildings - to 40% of the site
service areas of transport - to 25% of the site
- min. biological active area: service buildings - from 40% of the site
service areas of transport - from 20% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- direct access to the electricity of medium voltage (15kV), water pipe, phone line, gas pipeline
- depending on needs - possibility of access to sewage discharge
- direct access to the local roads
- the lowest vehicle tax rate to the other communes
- professional help from the community council in obtaining the necessary decisions and permits





INVESTMENT AREA - TERESIN COMMUNE

TERESIN GAJ, area 4,6451 ha

- opportunity of investments in the site no. 140/20
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (Ltd.)
- land price - to negotiation
- zoning - for the environmentally friendly industry, warehouses and trade services
- max. total land surface limit - to 55% of the site
- min. biological active area - from 45% of the site
- area is located away from the plants ecologically disruptive, natural protected areas and single-family house's areas
- close access to the electricity of medium voltage (15kV), water pipe, phone line
- depending on needs - possibility to access to the sewage discharge and gas pipeline
- direct access to the local roads
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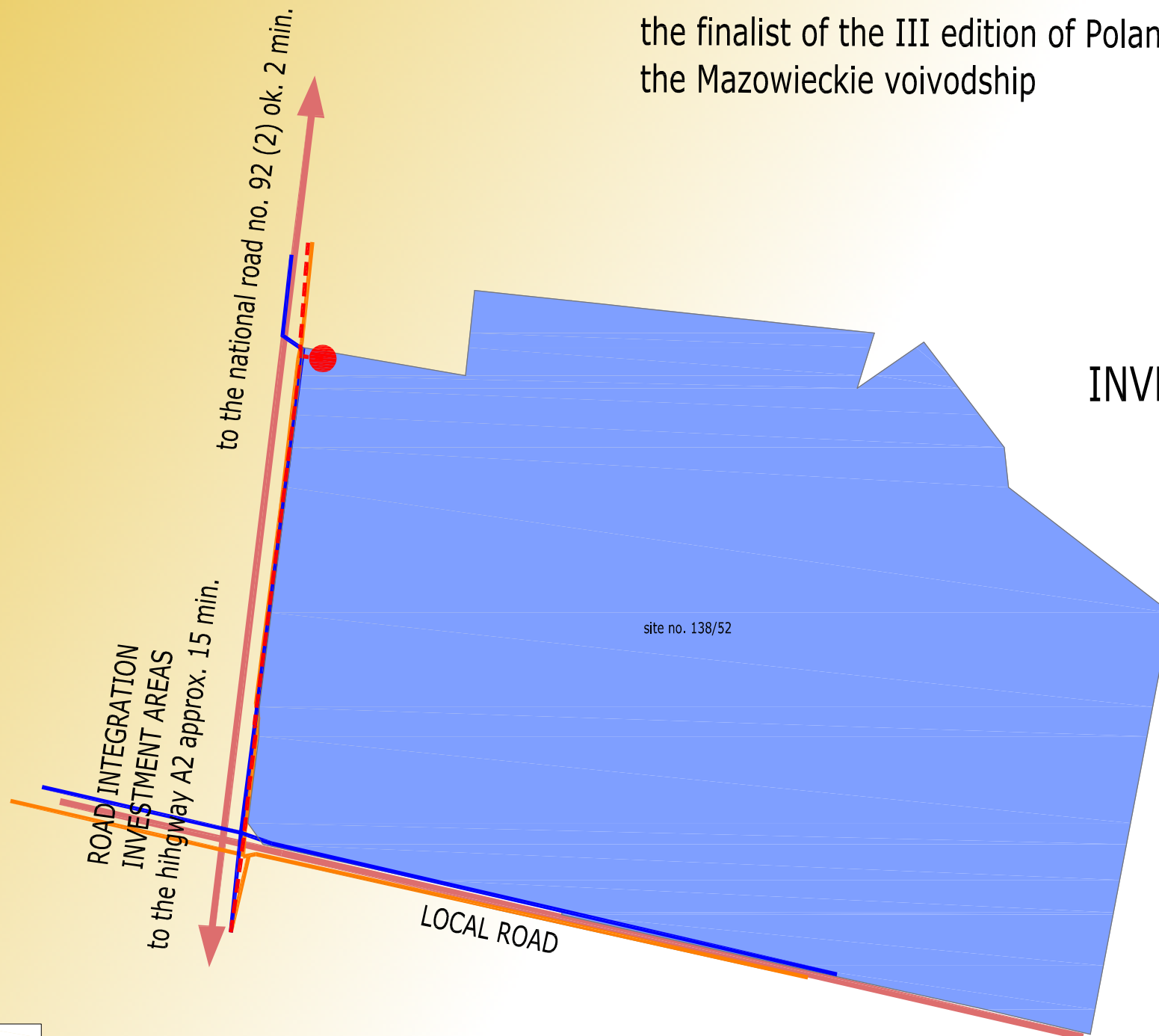
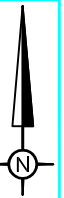


INVESTMENT AREA - TERESIN COMMUNE

TERESIN GAJ, area 25,9942 ha

- opportunity of investments in the site no. 138/52
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (Ltd.)
- land price - to negotiation
- zoning - for the environmentally friendly industry, warehouses and trade services
- max. total land surface limit - to 55% of the site
- min. biological active area - from 45% of the site
- area is located away from the plants ecologically disruptive, natural protected areas and single-family house's areas
- direct access to the electricity of medium voltage (15kV), water pipe, phone line
- depending on needs - possibility of access to the sewage discharge and gas pipeline
- direct access to the local roads
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the finalist of the III edition of Poland's National Competition "Ground for Medal 2008"
the Mazowieckie voivodship



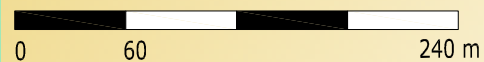
INVESTMENT AREA
25,9942 ha

TERESIN GAJ

key:

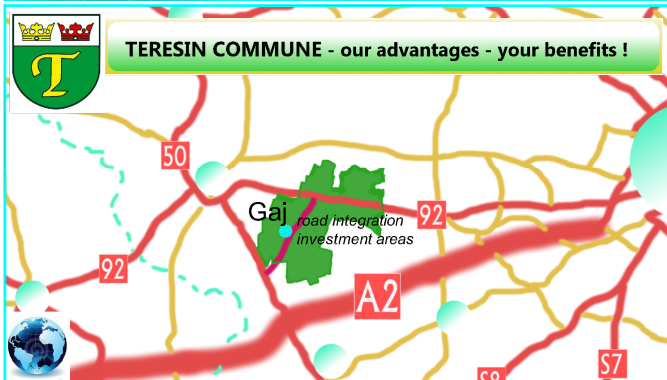
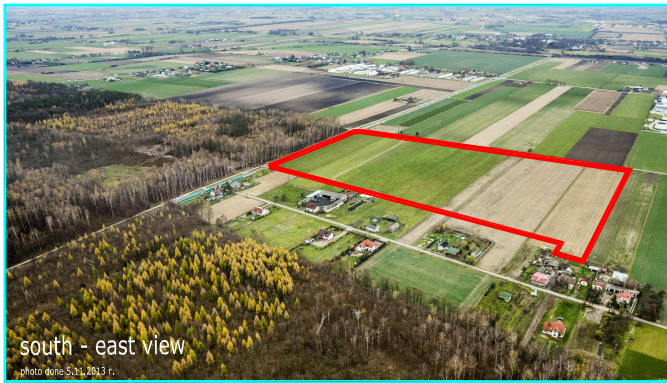
- investment area
- existing electricity of medium voltage underground and aboveground
- electrical power supply station
- existing water pipe
- existing phone line
- existing roads

scale 1:6000



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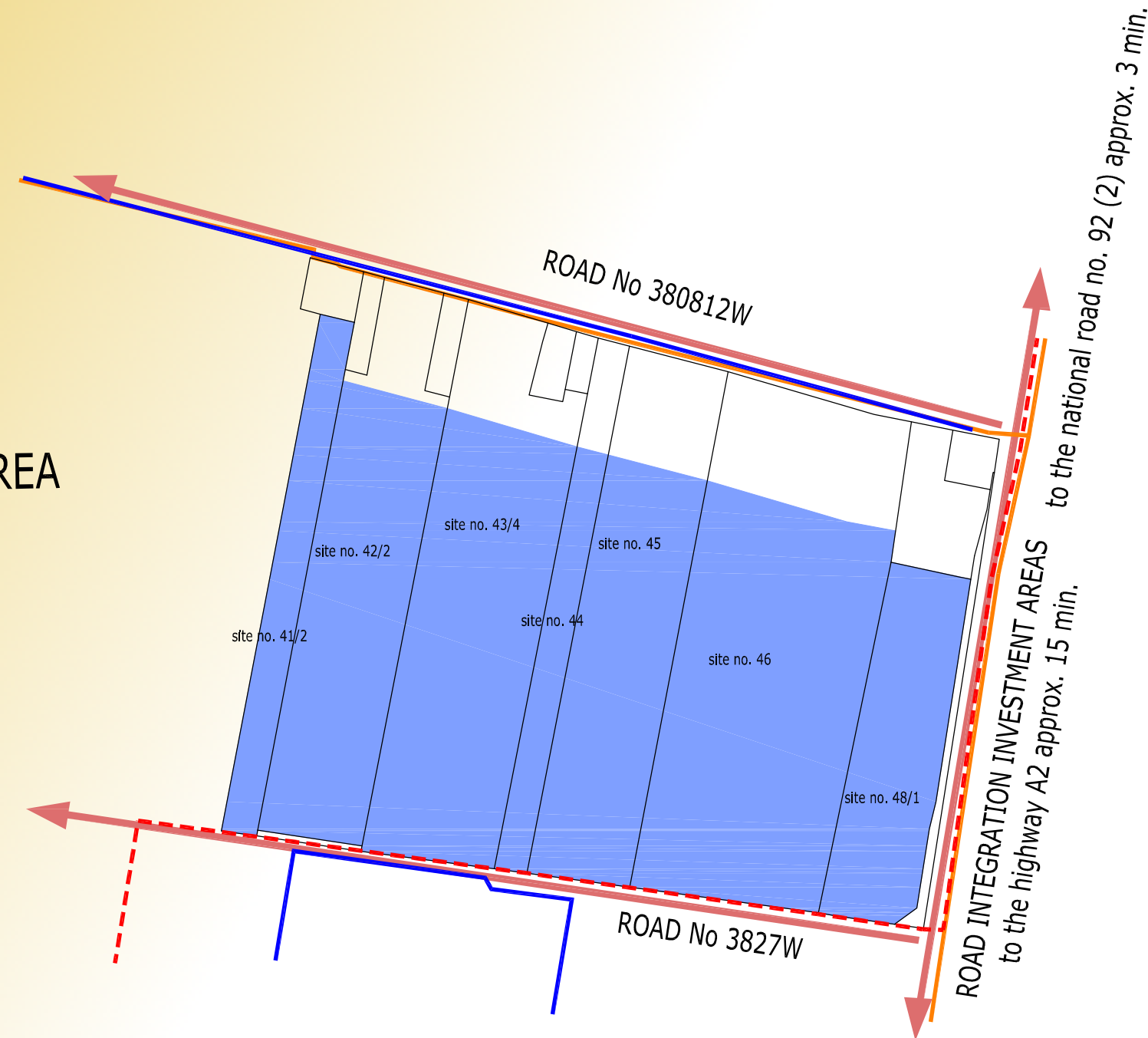


INVESTMENT AREA - TERESIN COMMUNE

GAJ area, area available 14,5113 ha

- opportunity of investments in the site no. 41/2 and part of sites no. 42/2, 43/4, 44, 45, 46, 48/1
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (private)
- land price - to negotiation
- zoning - for the environmentally friendly industry, warehouses and trade services
- max. warehouses and industry buildings total land surface limit - to 50% or 55% of the site
- min. biological active area - from 40% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- close access to the electricity of medium voltage (15kV), water pipe, phone line
- depending on needs - possibility of access to the gas pipeline
- direct access to the local roads
- the lowest vehicle tax rate to the other communes
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INVESTMENT'S AREA
14,5113 ha



key:

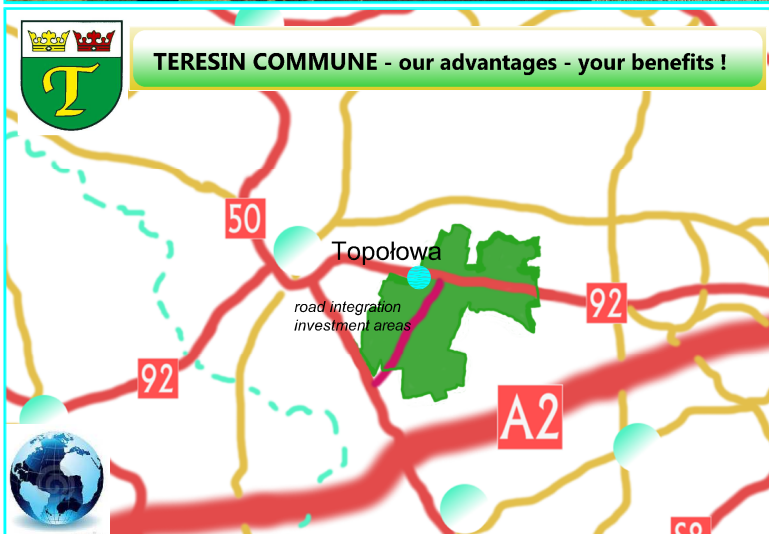
- investment area
- existing electricity of medium voltage 15kV underground and aboveground
- electrical power supply station
- existing water pipe
- existing phone line
- existing road/roads

scale 1:6000



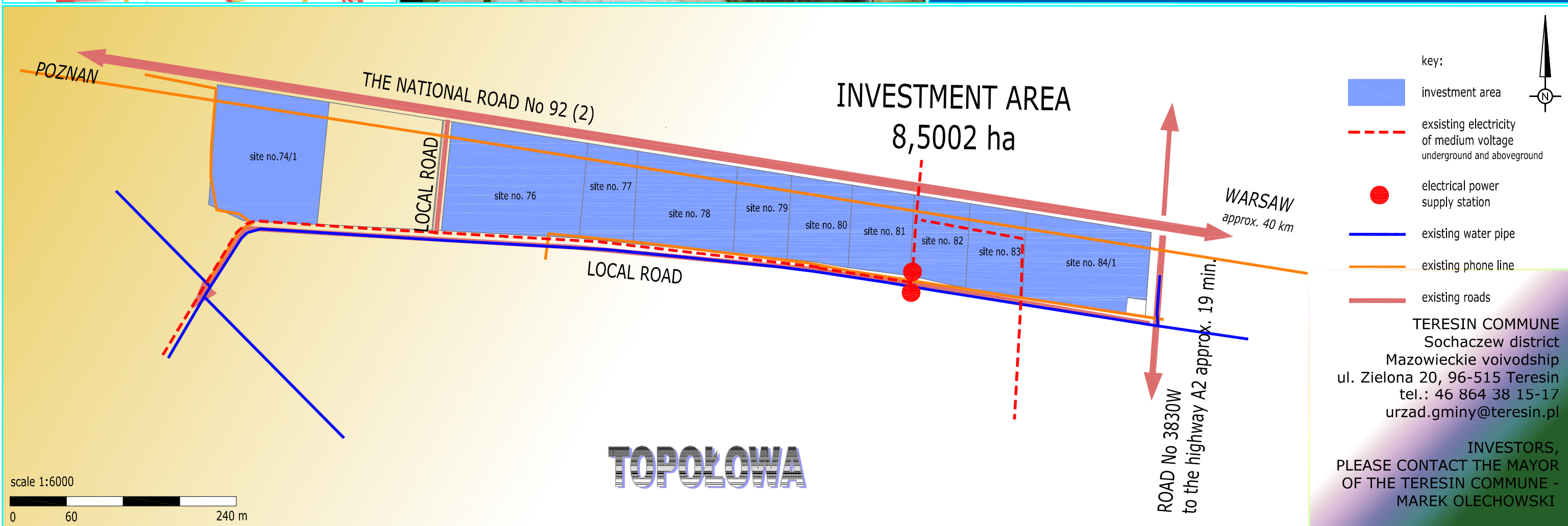
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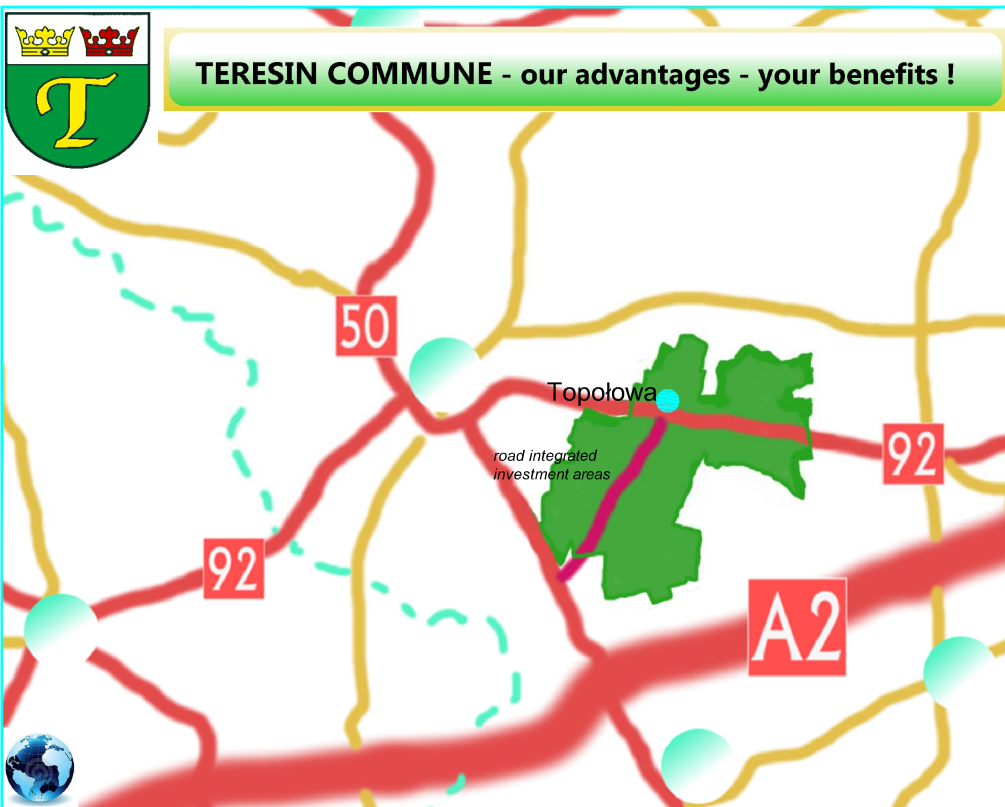
INVESTMENT AREA - TERESIN COMMUNE TOPOŁOWA, area available 8,5002 ha

- opportunity of investments: in the site no. 74/7 - 1,5781 ha,
in the site no. 76 - 1,5700 ha,
in the site no. 77 - 0,5500 ha,
in the site no. 78 - 1,0200 ha
in the site no. 79 - 0,5100 ha
in the site no. 80 - 0,5700 ha
in the site no. 81 - 0,5721 ha
in the site no. 82 - 0,5100 ha
in the site no. 83 - 0,5100 ha
in the site no. 84/1 - 1,1100 ha
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (private)
- zoning - for environmentally friendly industry, warehouses and trade services
- max. total land surface limit for the sites no. 74/7 i 78 - to 55% of the site
- max. total land surface limit for the sites no. 76,77, 79, 80, 81, 82, 83 i 84/1 - to 60 % of the site
- min. biological active area for the sites no. 74/7 i 78 - from 45% of the site
- min. biological active area for the sites no. 76,77, 79, 80, 81, 82, 83 i 84/1 - from 20% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- direct access to the electricity of medium voltage (15kV), water pipe, phone line
- depending on needs - possibility of access to the gas pipeline
- direct access to the local roads and the national road no. 92 (2)
- the lowest vehicle tax rate to the other communes
- professional help from the community council in obtaining the necessary decisions and permits





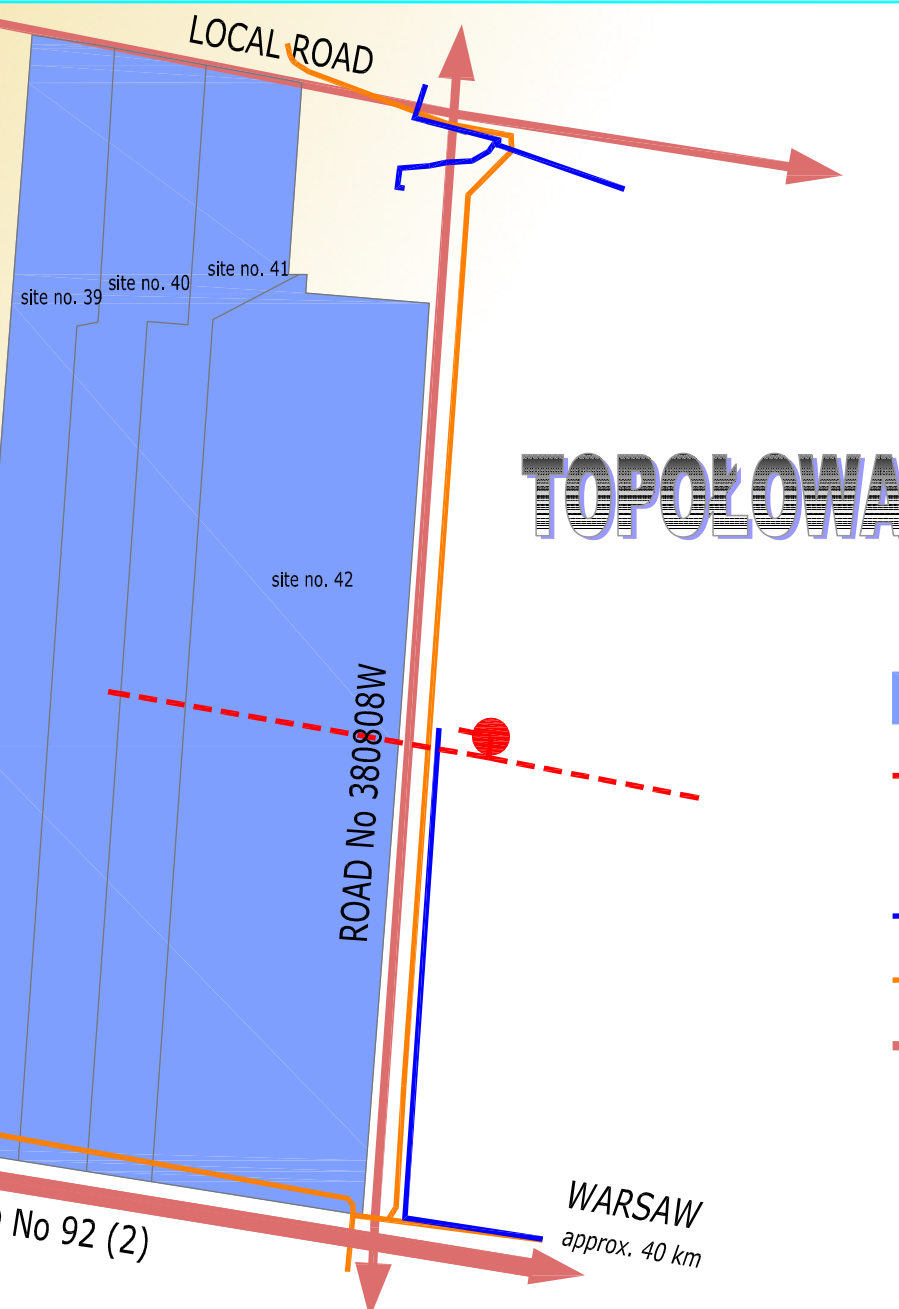
TERESIN COMMUNE - our advantages - your benefits !



INVESTMENT AREA - TERESIN COMMUNE TOPOŁOWA, area available 12,8100 ha

- opportunity of investments: in the site no. 39 - 2,4300 ha,
in the site no. 40 - 2,4400 ha,
in the site no. 41 - 2,2600 ha,
in the site no. 42 - 5,6800 ha
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (private)
- land price - to negotiation
- zoning - for the environmentally friendly industry, warehouses and trade services
- max. total land surface limit - to 65% of the site
- min. biological active area - from 35% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- direct or close access to the electricity of medium voltage (15kV), water pipe, phone line
- depending on needs - possibility of access to the gas pipeline
- direct access to the local roads and the national road no. 92 (2)
- the lowest vehicle tax rate to the other communes
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**INVESTMENT AREA
5,5123 ha**



key:

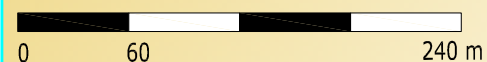
- investment area
- existing electricity of medium voltage underground and aboveground
- electrical power supply station
- existing water pipe
- existing phone line
- existing roads

POZNAN
to the highway A2 approx. 19 min.

THE NATIONAL ROAD No 92 (2)

WARSAW
approx. 40 km

scale 1:6000

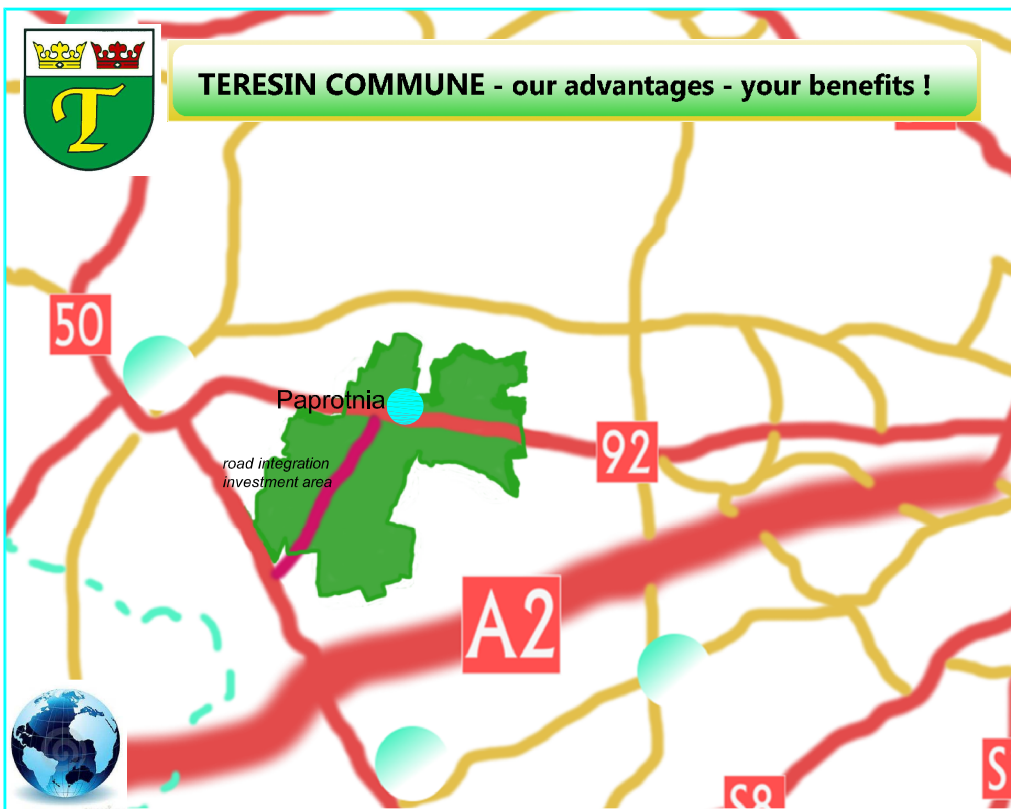


TERESIN COMMUNE
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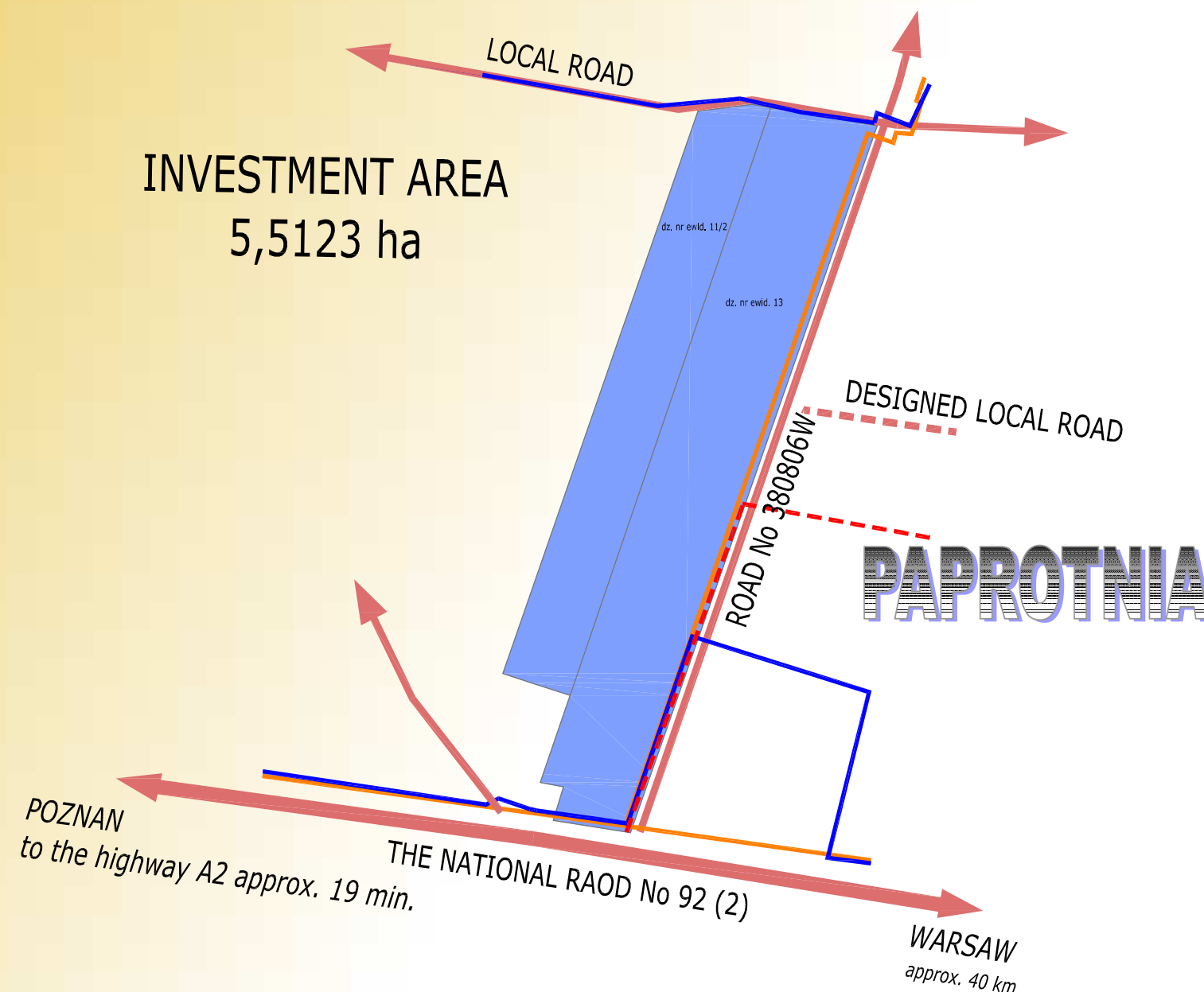
TERESIN COMMUNE - our advantages - your benefits !



INVESTMENT AREA - TERESIN COMMUNE PAPROTNIA, area 5,5123 ha

- opportunity of investments in the site no. 11/2 (1,9510 ha) and the site no. 3,5613 ha
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (private)
- land price - to negotiation
- zoning - for the industry, warehouses and trade services
- max. total land surface limit - to 50% of the site
- min. biological active area - from 20% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- direct access to the electricity of medium voltage (15kV), water pipe, phone line
- depending on needs - possibility of access to the gas pipeline
- direct access to the local roads and the national road no 92 (2)
- the lowest vehicle tax rate to the other communes
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**INVESTMENT AREA
5,5123 ha**



key:

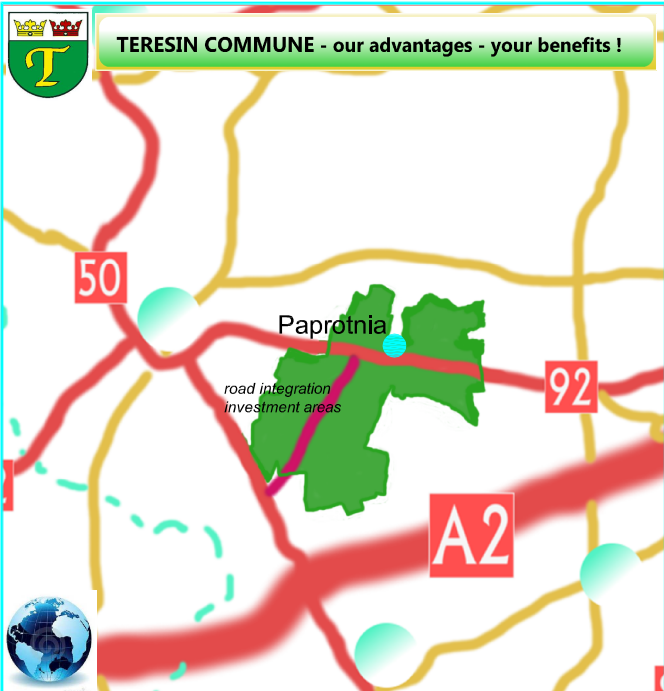
- investment area
- existing electricity of medium voltage (15kV)
- electrical power supply station
- existing water pipe
- existing phone line
- existing roads

scale 1:6000



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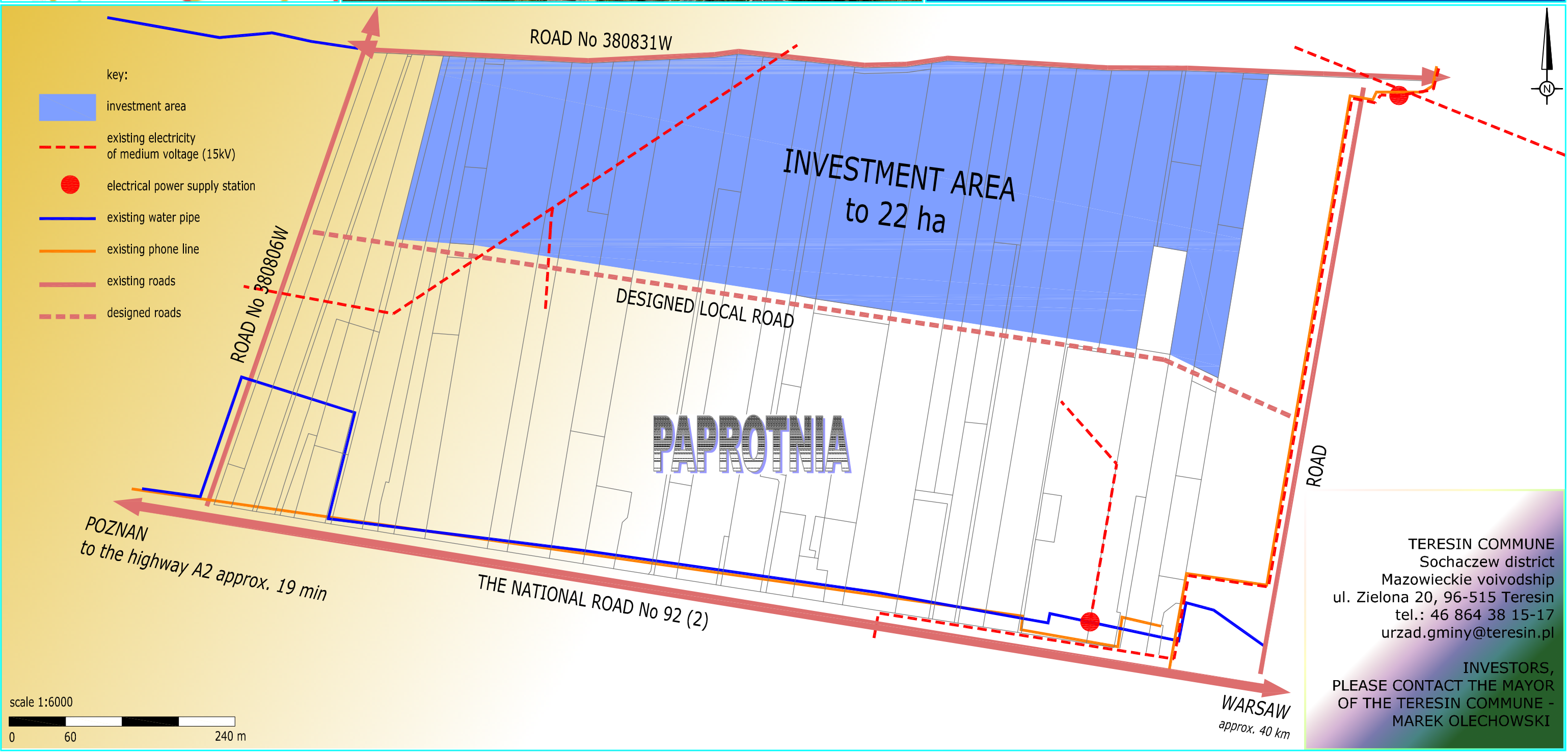
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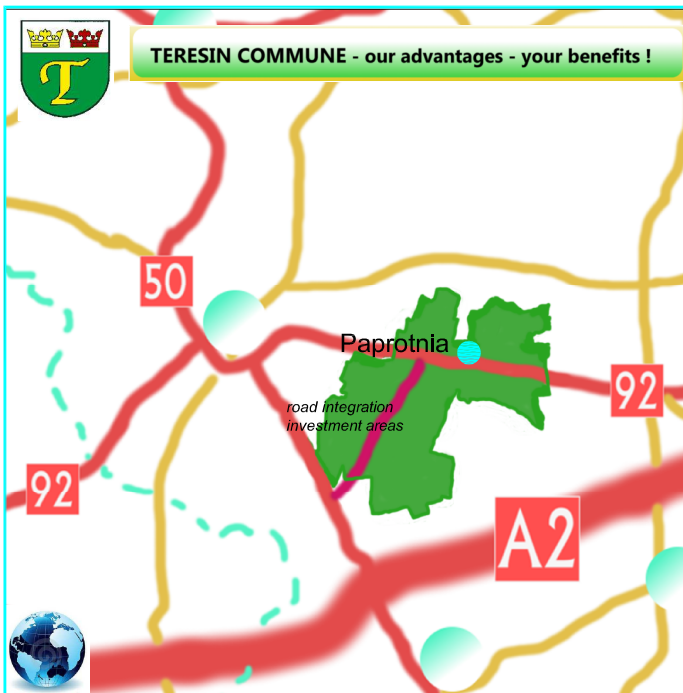


INVESTMENT AREA - TERESIN COMMUNE

PAPROTNIA, area available 22 ha

- opportunity of investments in the sites of 0,15 ha to 22 ha
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (private)
- land price - to negotiation
- zoning - for industry and warehouses
- max. total land surface limit - to 70% of the site
- min. biological active area - from 30% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- direct or close access to the electricity of medium voltage (15kV) and electrical power supply station, water pipe, phone line
- depending on needs - possibility of access to the gas pipeline
- direct access to the local roads and the national road no 92 (2)
- the lowest vehicle tax rate to the other communes
- professional help from the community council in obtaining the necessary decisions and permits





INVESTMENT AREA - TERESIN COMMUNE PAPROTNIA, area available 7,0492 ha

- opportunity of investments: in the site no. 44/6 - 3,0584 ha,
in the site no. 44/10 - 0,6114 ha,
in the site no. 44/12 - 1,6305 ha,
in the site no. 44/14 - 0,6335 ha,
in the site no. 44/15 - 1,1154 ha
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (Ltd.)
- land price - to negotiation
- zoning - for the industry, warehouses and trade services - symbol PU (the site no. 44/6) and trade services - symbol U (sites no. 44/10, 44/12, 44/14 and 44/15)
- max. total land surface limit - for area - symbol PU - to 60% of the site
- for area - symbol U - to 40% of the site
- min. biological active area - for area - symbol PU - from 20% of the site
- for area - symbol U - to 40% of the site
- area is located away from the plants ecologically disruptive and natural protected areas
- direct or close access to the electricity of medium voltage (15kV) and electrical power supply station, water pipe, phone line
- depending on needs - possibility of access to the gas pipeline
- direct access to the local roads and the national road no. 92 (2)
- the lowest vehicle tax rate to the other communes
- professional help from the community council in obtaining the necessary decisions and permits

INVESTMENT AREA
to 7,0492 ha

ROAD No 380831W

PAPROTNIA

DESIGNED LOCAL ROAD

ROAD

site no. 44/6

site no. 44/10

site no. 44/12

site no. 44/14

site no. 44/15

POZNAN
to the highway A2 approx. 19 min.

THE NATIONAL ROAD No 92 (2)

WARSAW
approx. 40 km

scale 1:6000



key:

- investment area
- existing electricity of medium voltage (15kV)
- electrical power supply station
- existing water pipe
- existing phone line
- existing roads
- designed roads

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INVESTORS,
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INVESTMENT AREA - TERESIN COMMUNE

TERESIN GAJ, area 37,9144 ha

WILL BE ABLE TO:

- opportunity of investments in the sites: no. 163/2 (3,096 ha), no. 164/2 (0,4078 ha), part of the site no. 160/2 (5,0506 ha), no. 159 (5,0257 ha), no. 157 (4,7982 ha), no. 156/2 (4,7267 ha), no. 155 (4,2315 ha), no. 154/3 (2,1959 ha), no. 154/2 (0,6972 ha), no. 154/1 (4,8841 ha) and no. 153 (2,8003 ha)
- regular shape of the site; flat area; unwooded and undeveloped area
- regulated the ownership structure (Ltd. or private)
- land price - to negotiation
- zoning - for the environmentally friendly industry, warehouses and trade services
- area is located away from the plants ecologically disruptive, natural protected areas and single-family house's areas
- direct access to the electricity of medium voltage (15kV), water pipe, phone line
- depending on need - possibility of access to the sewage discharge and gas pipeline
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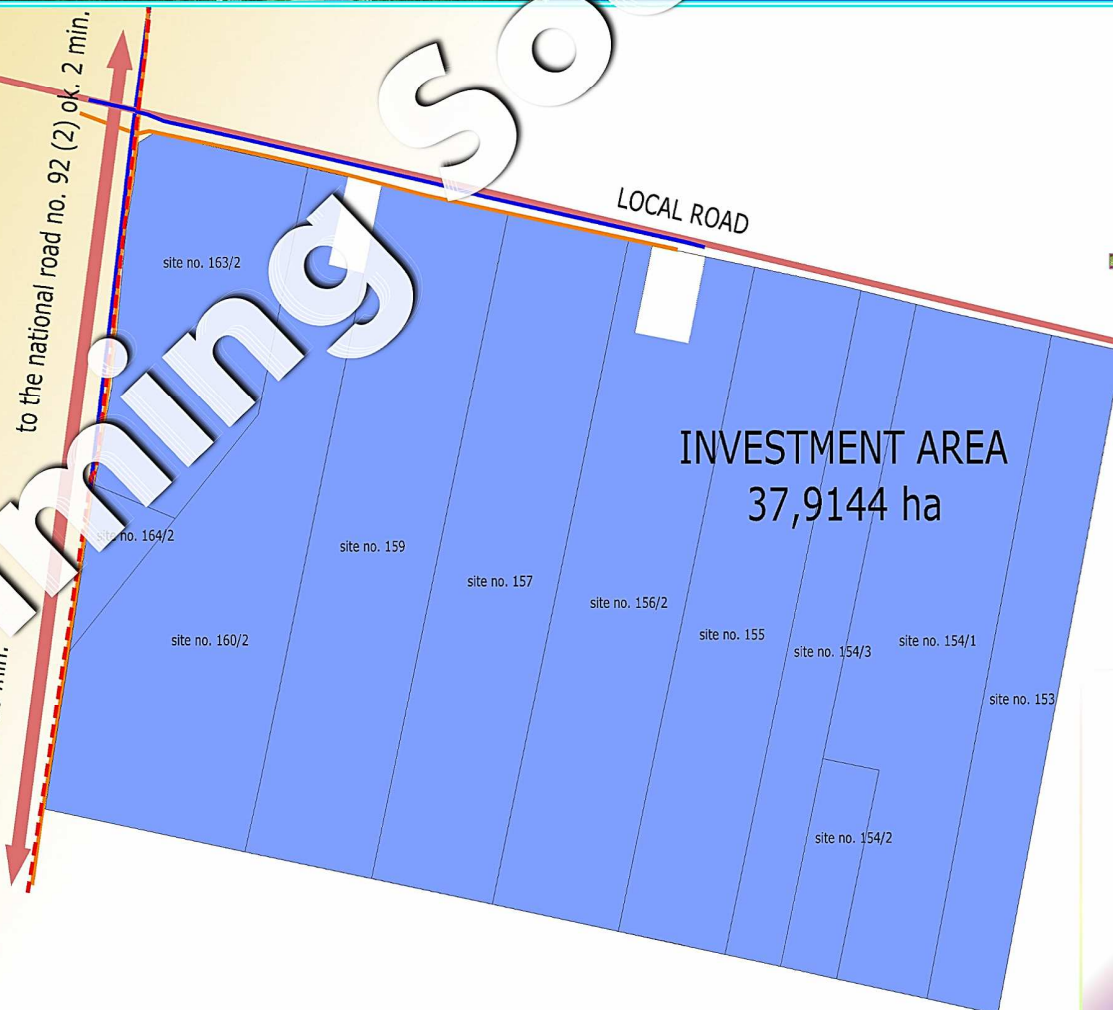
key:

- investment area
- existing electricity of medium voltage underground and aboveground
- existing water pipe
- existing phone line
- existing roads

scale 1:6000



to the national road no. 92 (2) ok. 2 min.
ROAD INTEGRATION INVESTMENT AREAS
to the highway A2 approx. 15 min.



TERESIN GAJ

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