

# Industrial Zone in San Vittore

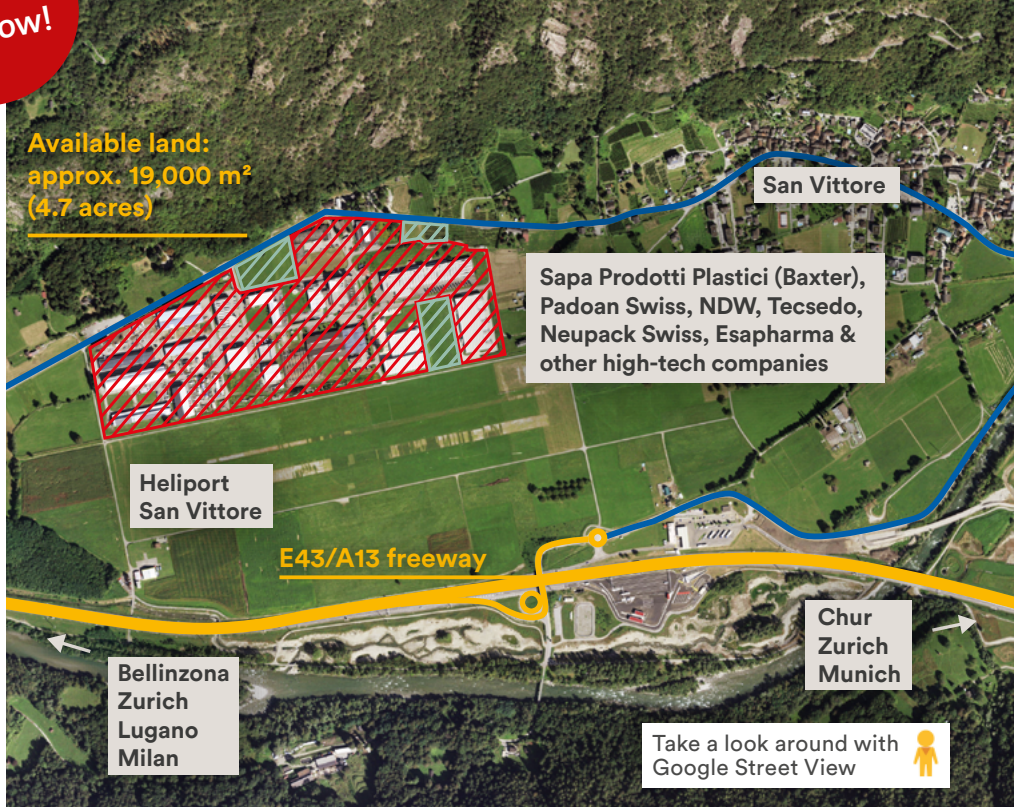
Room to grow!



Industrial Zone in San Vittore



Bolztec Inc.



Available land: approx. 19,000 m<sup>2</sup> (4.7 acres)

Sapa Prodotti Plastici (Baxter), Padoan Swiss, NDW, Tecsedo, Neupack Swiss, Esapharma & other high-tech companies

Heliport San Vittore

E43/A13 freeway

Bellinzona  
Zurich  
Lugano  
Milan

Chur  
Zurich  
Munich

Take a look around with Google Street View

The industrial zone in San Vittore is with 180,000 m<sup>2</sup> (44 acres) the largest industrial zone in the Italian-speaking part of the Canton of Grisons and is located directly on the E43/A13 freeway (Munich/Stuttgart – Milan) and close to the Gotthard/NRLA transit axis E35/A2 (Zurich – Milan) as well as Milan airport. The industrial zone in the municipality of San Vittore is located in the agglomeration of Bellinzona, still has approx. 19,000 m<sup>2</sup> (4.7 acres) of industrial land available and is suitable for the settlement of companies with high added value and high job density in the life sciences, medtech and other high-tech industries.

**Community**  
San Vittore

**Owner**  
Public and private owners

**Immediately available land**  
Various plots with a total of approx. 19,000 m<sup>2</sup> (4.7 acres)

**Conditions**  
The selling price is to be negotiated with the respective owner. Acquisition in building lease is possible.

**Permitted construction height**  
Depending on the plot: 7 m (23 ft) or 15 m (49 ft)

**Contact**  
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**Accessibility / Site Development**

- Location: directly on the E43/A13 (Munich / Stuttgart – Milan) freeway and close to the Gotthard transit axis E35/A2 (Zurich – Milan) and Milan airport
- «Roveredo» exit of the E43/ A13 freeway (junction), «San Vittore» exit (intersection) with access roads via cantonal and local connecting roads
- Central: Bellinzona can be reached in 15 minutes and Zurich airport in another hour and 50 minutes via the New Railway Link through the Alps (NRLA).
- Heliport available
- Public transport connection directly at the industrial zone

**Business location at the interface of the transit axes**

