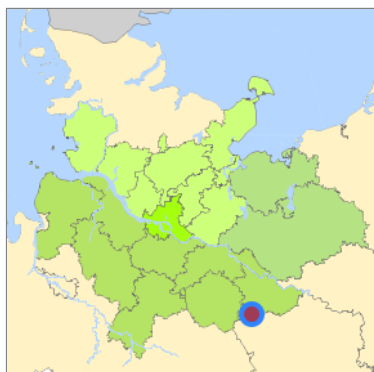
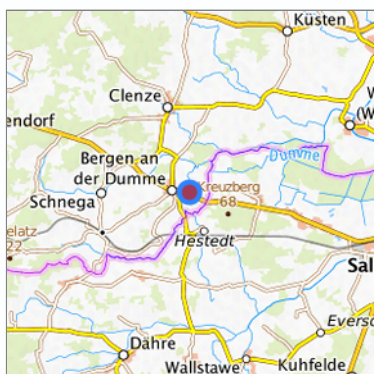


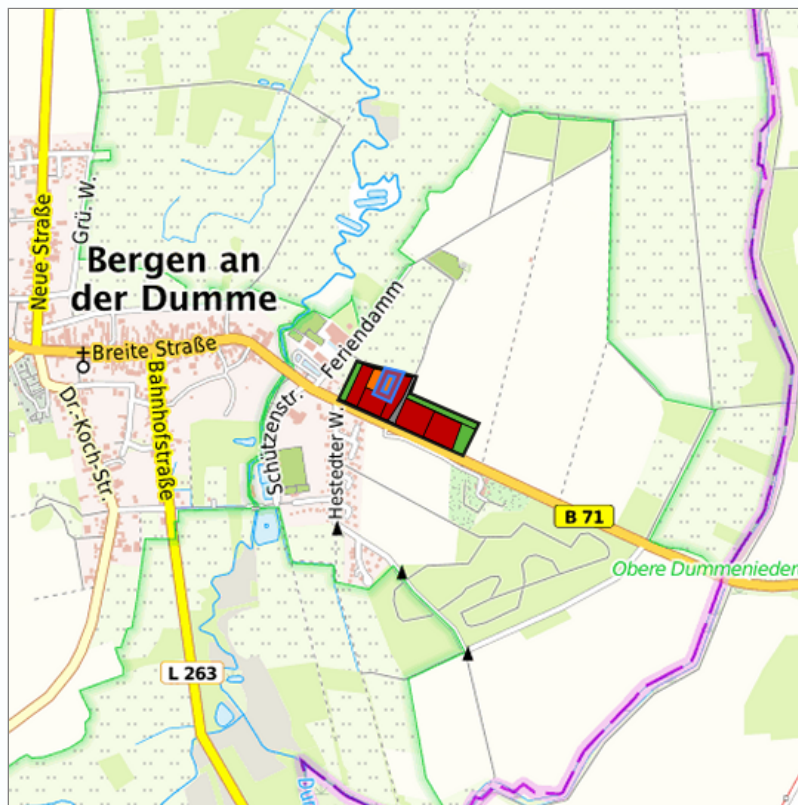
Bergen, Nördlich der Chaussee (07) at Bergen an der Dumme, Landkreis Lüchow-Dannenberg



Location in the Hamburg Metropolitan Region



Location in the requested region



Detailed view of the requested site

Legend

Availabilities

 Immediately	 short term (2 years)	 medium term (2-5 years)
 long-term (> 5 years)	 optional area (bindingly reserved)	 occupational pension plan
 not available		

Brief description

Description of the parcel
Municipality/city

Bergen, Nördlich der Chaussee
Bergen an der Dumme

Parcel

Property size (m ²)	2,831.88
Availability	available at short notice
focus use	agriculture
further use	unavailable

Legal planning situation

Commercial space secured by planning permission	Yes
Building area according to land use plan	mixed building area
Existing planning law	§30 BauGB (qualified development plan)

Type and extent of building and land use

Specific type of structural use	MI
Development situation	fully accessible
24-hour operation	Yes
possible site occupancy ratio	0.4
possible floor area figure	0.8
possible number of full floors	No information
possible height of building structures	No information
cubic index	No information

Exclusions/restrictions of land use

restrictions to mobilization	Exclusions of use through development plan and / or Â§34,35 BauGB (for example BImSchG, Seveso-RL)
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Infrastruktur of site

broadband availability (at least 50 MBit/s)	Not specified
quay edge	No
quay edge with sea-going vessel deep water	No
direct rail connection	No
electricity connection	Yes
gas connection	Yes
water connection	Yes
wastewater connection	Yes

Proprietary situation and marketing intention

proprietary situation	Private
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Detailed information about commercial zone

Gross surface area (ha)	4.90
Sector focus	mixed sector structure , retail
Type of location of commercial estate	location for crafts and small-scale trades

Transport accessibility

Motorway	A 39	68.0 km
Motorway	A 14	70.4 km
Motorway	A 7	76.0 km
Motorway	A 24	84.0 km
Motorway	A 25	89.4 km
Motorway	A 1	96.7 km
Main road	B 71	0.2 km
Main road	B 493	13.3 km
International airport	Flughafen Hannover	112.4 km
International airport	Flughafen Hamburg	120.7 km
Regional airport	Schwerin-Parchim	102.1 km
Regional airport	Flughafen Lübeck	126.6 km
Commercial airfield	Lüchow-Rehbeck	25.8 km
Commercial airfield	Uelzen	42.0 km
Commercial airfield	Neustadt-Glewe	83.8 km
Commercial airfield	Hodenhagen	110.1 km
Commercial airfield	Rotenburg (Wümme)	125.8 km
Port	Binnenhafen Uelzen	33.5 km
Port	Binnenhafen Lüneburg	61.7 km
Port	Binnenhafen Lauenburg	74.8 km
Port	Binnenhafen Geesthacht	88.7 km
Port	Binnenhafen Mölln	106.3 km
Rail freight traffic	Ludwigsluster Güterbahnhof	73.5 km
Intermodal terminal	Hafen Lüneburg (trimodal)	61.7 km
Intermodal terminal	Soltau Logistics-Center	79.9 km
Rail passenger transport	Schnega	6.7 km
Rail passenger transport	Salzwedel	13.7 km
Rail passenger transport	Soltendieck	16.5 km
Rail passenger transport	Bad Bodenteich	23.4 km
Rail passenger transport	Wieren	24.3 km
Public transport	Bergen(Dumme) Bahnhofstrae	0.8 km
Availability of public transport	Available	

Links to the commercial zone

<https://wirtschaft-dan.de/mischgebiet-noerdlich-der-chaussee-bergen/>

Photographs of the commercial zone



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