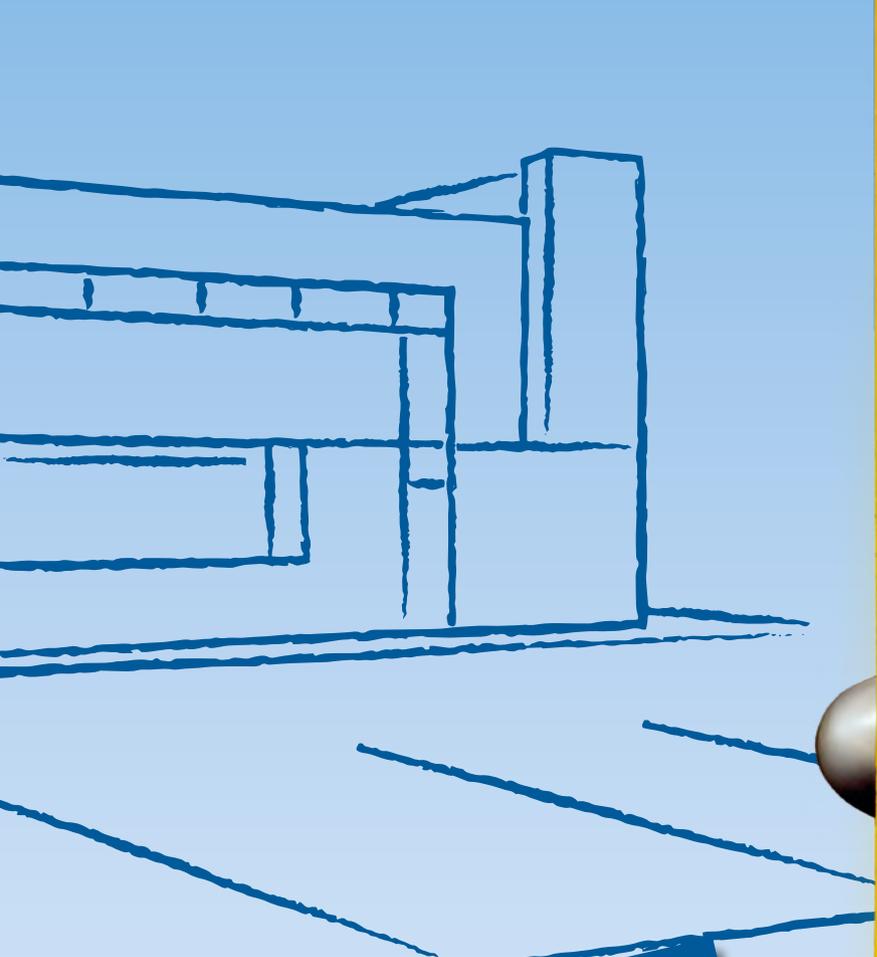




The Business Agency
of Lower Austria



**It's all about
the location**
Location & Services

ecoplus.at



Open for ...

... business ventures

Key benefits of our services

- + Investor Services & Business Parks
- + Regional Funding
- + Research & Technology
- + Clusters in Lower Austria
- + Internationalization
- + Digitalization

We are a privately-run agency with decades of experience in business consultancy. We offer tailor-made services for companies in Lower Austria with the support of a highly specialised team and a comprehensive network. We provide ideal locations in 18 business parks. Our Technopol Program is designed to strengthen technological development in the region, particularly for educational and research facilities. We also offer access to regional funding and support innovative cooperation projects in the clusters we serve to increase competitiveness. In addition, Austrian companies can count on our support for internationalization and export.

More information

→ Find it on: www.ecoplus.at

55

years of accumulated
knowledge & experience

100%

owned by the province
of Lower Austria

18

well-maintained
business parks

100

successful business
settlements each year

... a dynamic Lower Austria

With the growth of the markets of Central and Eastern Europe right at our front door and Vienna in the center, Austria's largest federal province offers unbeatable geographical advantages. These advantages and the proverbial political stability provide a unique investment-friendly climate. This makes Lower Austria one of the top business locations in Europe.

The economic data also clearly speak in favor of Lower Austria: best performance, steady growth and more company startups and settlements – especially by international companies – than anywhere else. Significant investments in educational and transportation infrastructures ensure the best conditions for future industries and have resulted in Lower Austria establishing itself as a high-tech region with a high standard of living.

16,220

jobs created
in the past 10 years

200

new settlements and
expansion projects per year



The right location ...

ecoplus Investor Services & Business Parks

ecoplus provides support for companies in regard to all questions relating to relocation or expansion projects in Lower Austria - whether you are investing in an existing location or intending to develop a new one. The ecoplus Investor Services is the hub that provides you with all the information you require - your first point of contact and network partner. Our services include a database search for suitable offices, production premises and facilities, consultations on funding and financing as well as providing contacts and information on R&D core areas, technology and start-up centers.

A successful project starts with the right location

To gain insight in the topics on location search, grant and financing opportunities visit **www.standortkompass.at** – the web platform for business settlement in Lower Austria.



Your location search starts here:

- + interactive platform
 - + calculation of catchment areas
 - + routing tool
 - + thematic maps on regional planning,
 - + floods, traffic, aerial views, etc.
 - + advertise free of charge
- **www.standortkompass.at**



Consulting services for companies

No matter whether you aim to invest in an existing location or develop a new one, the first point of contact in Lower Austria is ecoplus Investor Services – your partner for all matters relating to business investment projects. The service with the plus covers three key areas:

Location search

Are you looking for a business location in Lower Austria? We will gladly support you in your search for a business park unit, offices, production facilities or business premises which are tailored to your needs. We have a comprehensive database of properties in Lower Austria, but we also offer commercial real estate in the ecoplus Business Parks, the intercommunal business parks, the technology and research centers (TFZ) as well as rental properties in our business parks. We are here to support you in your search and we have an extensive network to assist you.

Funding advice

Do you have any questions about financing or funding opportunities for your next project? With our Investor Services, we offer you advice for investment projects and location extensions. We act as a support agency, providing you with information on funding opportunities from our network of funding agencies at a federal and provincial level (Lower Austria). We also offer you an individual initial assessment for your specific project and will gladly put you in contact with the appropriate funding agency.

Support during construction and permit approval phase

Thanks to our decades of experience in the construction of real estate, we have gained considerable expertise in construction and permit approval procedures, and we will gladly support your project with ongoing discussions with local authorities and infrastructure operators. In addition, we will provide you with contacts for local authorities, banks, lawyers, tax consultants and planners. We consider ourselves an information hub for business investment projects, sales and cooperation partners, business plans, employee search, business locations in Lower Austria, R&D, technology and start-up centres.

Joseph Brot – Brotmanufaktur

Burgschleinitz, Waldviertel

Josef Weghaupt produces more than a million loaves of exquisite bread every year – exclusively handmade. With the help of ecoplus, he was able to find the right location for his Josephbread here in Burgschleinitz. The construction was financed with the support of the province of Lower Austria and as a result almost 40 jobs were created in the Waldviertel.



» Here we are right in the heart of nature. The combination of peace, forest and meadows on an optimal location as well as good transport links to Vienna were decisive. 1.5 years were needed for planning but the bakery was built in a record of six months. We invested five million euros. The team at ecoplus Investor Service was always on hand to offer one-to-one consultation.«

Josef Weghaupt

Managing Director Joseph Brotmanufaktur

Customized Locations

Business Parks

ecoplus currently operates in 18 state-of-the-art business parks in Lower Austria, either as an owner or partner. They can be found in all regions of Lower Austria, specifically in those areas where infrastructure, market potential and industry needs are linked together to form tailor-made locations. Perfect infrastructure and spacious production premises are available on more than 1,026 hectares. There are currently about 1,070 national and international companies with around 22,740 employees operating in our 18 business parks.

Wurth Essenzenfabrik GesmbH nova city, Business Park, Wiener Neustadt

Founded in 1934, **Wurth Essenzenfabrik**, a traditional family business, moved to Wiener Neustadt for the purpose of strategic reorganisation, where it purchased a business premises for production from ecoplus. Wurth produces high quality convenience products, food additives and flavours for ice-cream makers, confectioners and the catering trade as well as for the food industry.



» We have been operating in the food industry for over 87 years. Due to continuous growth, we had to expand our production capacity. As that was not possible at the current location, we were looking for a new, larger location for our company. ecoplus' comprehensive service led me to choose our new location. ecoplus has supported us – from the beginning to today – with advice and assistance. We look forward to our future in Lower Austria!«

Andreas Wurth

Managing Director of Wurth Essenzenfabrik GmbH

Special Competence: tailor-made rental properties

As an additional core competence, ecoplus offers constructing and fitting out of rental properties which are designed and managed in accordance with the specific needs and requirements of their individual tenants.

At present, approx. 82 customized rental properties have been established in the ecoplus business parks.

The team at ecoplus offers support to the companies throughout – from the initial consultation, planning and to the handover of the property as well as in dealing with public authorities. And even after handing over the keys, we will still be there for you and respond quickly when our advice or assistance is required.

INKU Jordan GmbH & Co KG

Special retailer for flooring

IZ NÖ-Süd, 2355 Wiener Neudorf

The Jordan family business, which owns the brands JOKA (Germany) and INKU (Austria), is one of the leading suppliers of holistic interior design, specialising in wood, floorings, doors and household textiles.



» We have a very good, productive cooperation with our landlord ecoplus, the Business Agency of Lower Austria. We were therefore able to plan and implement a modern logistics facility that meets our current requirements. The new location is an impressive space and requires shorter distances, ensuring more efficient workflows. Our new headquarters were completed in an extremely short construction period according to our wishes and requirements.«

Jörg Ludwig Jordan

Managing Director INKU Jordan GmbH & Co. KG

Intercommunal business cooperations

Not every municipality has suitable location conditions for a high-quality business park. So why not pool the strengths in the region and join forces with other municipalities to develop an intercommunal business cooperation?

We support and advise municipals of Lower Austria in the development of business locations with our know-how acquired during the development of the ecoplus business parks.



» As a native Weinviertler, I return to my roots and am proud of the new headquarters for our own brand, Pro-Ject Audio Systems. The entire building complex is energy-efficient

and has a pioneering heating system that is not only groundbreaking in Weinviertel, but also throughout Austria. The support I received from ecoplus was exceptional.«

Heinz Lichtenegger

Managing Director Audio Tuning Vertriebs GmbH

Audio Tuning

Intermunicipal Business Park Mistelbach-Wilfersdorf

Audio Tuning Vertriebs GmbH is a wholesaler of premium hi-fi and audio brands. Its second important business area is the global distribution of its own brand Pro-Ject Audio Systems. The company settled in the Business Park Mistelbach-Wilfersdorf and produces record players, which are sold in more than 80 countries.



- ecoplus Wirtschafts- oder Beteiligungspark
- ecoplus Technologie- und Forschungszentrum
- interkommunale Wirtschaftskooperation

0 5 10 15 20 km

It's all about the location Locations & Services

Investor Services & Business Parks

We provide support for investors. We manage business parks as well as technology and research centers. We are the first point of contact for business locations throughout Lower Austria.

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Published February 2021; picture credits (page):

Bildagentur Thurner (4), Joseph Brotmanufaktur

(7), Wurth Essenzenfabrik (8), Foto Tschank, Paavo

Blofield/INKU Jordan GmbH & Co. KG (9), Dirn-

berger_Wollinger, Gianmaria Gava/Pro-Ject Audio

Systems (10)

