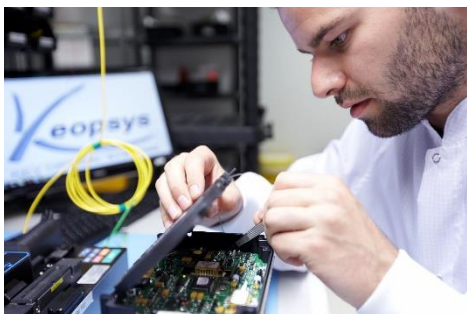


WELCOME TO BRETAGNE

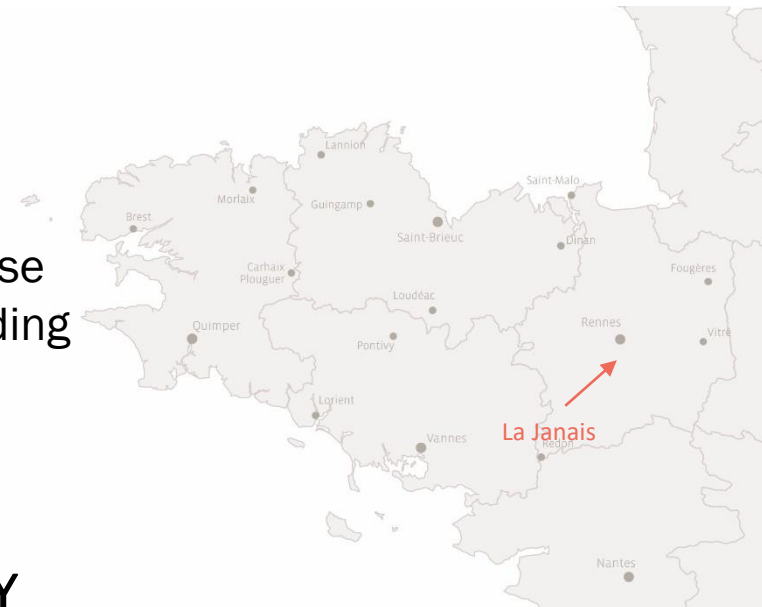
READY-TO-USE INDUSTRIAL SITES



RENNES LA JANAIIS INDUSTRIAL CENTER OF EXCELLENCE

Chartres-de-Bretagne

- More than 50 hectares ready-to-use
- Sector : mobility, sustainable building



LEAD TIMES

- **Availability** : Immediate
- **Building Permit** : Less than 5 months
- **Environmental permits** : 9 to 10 months
- **Studies already completed** : public inquiry, environmental studies, archaeology

SERVICES

- **Water** : drinking water, industrial water
- **Electricity** : All levels of power available. Direct connection to RTE grid on request. Pooling of PSA site facilities under review.
- **Gas** : All flow rates possible. RTGaz conduits.
- **Sanitation** : Collective, autonomous or separate, treatment station.
- **Digital** : Fibre optics

INFRASTRUCTURE

- Free motorways
- Rennes Airport (2 Km away) and Nantes airport (1 hour)
- Quimper – Rennes – Paris railway
- St Nazaire port (1h20) and Saint Malo port (50 min).
- Public transport : bus and train

PROPERTY

- Public
- Aeronautical easements due to the proximity of an airport
- Some plots concerned by a EHV line easement (less than 1 ha).
- Installation of sites classified as Seveso prohibited
- Division on the plot map, custom-made from 5000 sqm to 20 ha.

ECOSYSTEM

- **Labor force** : 1,36 million active workers including 181,000 in industry
- **Training / Research** : Training courses dedicated to industry, from level V to level III. engineering schools. **Competitiveness clusters** : ID4Car, Images and Networks. **Technology platforms** : Excelcar and Mobbi, Institut Maupertuis. **Research labs** : Irisa, Inria, IETR, LP3C-Loustic.
- **Potential partners** : PSA and Tier 1 automotive industry focused on clean and intelligent transport, rich technological and digital ecosystem, European cyber security cluster, smartgrid ecosystem.
- **Public aid** : Exemption of municipal and inter-municipal contributions to development tax due to site's location in a Concerted Development Zone (ZAC).

ATALANTE SAINT MALO

Saint Malo

- 2,5 hectares ready-to-use
- Industrial activities



LEAD TIMES

- **Availability** : Immediate
- **Building Permit** : Less than 3 months
- **Environmental permits** : 9 to 10 months
- **Studies already completed** : impact study and preventive archaeology

SERVICES

- **Water** : drinking water, fire protection
- **Electricity** : Yes.
- **Gas** : Yes.
- **Sanitation** : Collective, waste water and rainwater.
- **Digital** : Fibre optics
- **Catering** : Yes
- **Day-care** : Yes

INFRASTRUCTURE

- Express lane
- Dinard Airport and Rennes airport (1h00)
- Saint Malo high-speed rail station
- Port of Saint Malo
- Public transport

PROPERTY

- Public
- No easements
- Division on the plot map

ECOSYSTEM

- **Labor force** : about 50.000 active workers. Activity rate : 73%. French Tech label territory.
- **Training / research** : 12 higher education institutes offering training in 38 fields, including industrial engineering and maintenance, biotechnology, electrotechnics, Ecole Nationale Supérieure Maritime.
- **Potential partners** : 7500 companies including 230 industrial companies with 3600 jobs. Sectors represented : plastics processing, food industry, healthcare, reuse of marine resources.
- **Public aid** : Aid for investment and job creation, aid for companies hosting researchers, aid for research projects labelled by competitiveness clusters.

PEGASE INDUSTRIAL HUB

Lannion

- 5 hectares ready-to-use
- Industrial, digital and photonics activities, warehouses and offices



LEAD TIMES

- **Availability** : Immediate
- **Building Permit** : Between 3 and 5 months
- **Environmental permits** : 9 to 10 months
- **Studies already completed** : Water Act dossier and preventive archaeology

SERVICES

- **Water** : drinking water
- **Electricity** : 1260 kVA served in the zone
- **Gas** : Natural gas (diameter 125 mm).
- **Sanitation** : Collective, industrial waste collected on request.
- **Digital** : Fibre optics / UHD
- **Catering** : Yes
- **Day-care** : Yes

INFRASTRUCTURE

- Express lane
- Lannion airport and Rennes airport (1h00)
- Lannion high-speed train station
- Public transport

PROPERTY

- Public
- Aeronautical easements due to immediate proximity of Lannion airport and the gas network feed.
- Division on the plot map, custom plots carved out depending on the project.
- 5 hectares available near Ericsson, Orange Lab, Nokia.
- 170.000 m2 of industrial facilities for rent.

ECOSYSTEM

- **Labor force** : about 40.000 active workers, including 2.000 students and doctoral students.
- **Training / Research** : French tech labelled digital centre of excellence. Technological Research Institute bcom.com. Research labs : Irisa, Foton, Perfos, TSI2M. Technopole Anticipa et Photonics Bretagne innovation hub. « »Digital technologies and uses » excellence campus.
- **Potential partners** : 200 companies, 5000 highly-skilled industrial and tertiary jobs in cutting-edge technologies.
- **Public aid** : Aid to large-scale project real estate (investment > 1M€), up to 5% of the investment excluding VAT, capped at 150k€. Aid for real estate (investment < 1M€), up to 20% of the work capped at 24k€. Aid for setting-up : 3 months of rent free (excluding VAT) and following 3 months at half-price.

LAVALLOT BREST METROPOLITAN AREA ECONOMIC ACTIVITY ZONE

Brest - Guipavas

- 5 hectares ready-to-use
- Industrial and logistics activities



LEAD TIMES

- **Availability** : Immediate
- **Building Permit** : Less than 3 months
- **Environmental permits** : 9 to 10 months
- **Studies already completed** : Impact study, Water Act dossier, preventive archaeology

SERVICES

- **Water** : drinking water, industrial water
- **Electricity** : All power available, direct connection to RTE grid (greater than 10MW)
- **Gas** : Suitable for industrial use. Direct connection.
- **Sanitation** : Collective.
- **Digital** : Fibre optics
- **Business club** : Yes
- **Catering** : Yes
- **Day-care** : Yes
- **NGV heavy goods vehicles** : Yes

INFRASTRUCTURE

- Free motorway
- Brest international airport
- Brest high-speed train station
- Brest commercial Port
- Public transport

PROPERTY

- Private (development PPPs)
- No easements
- Division on the plot map, possible in 3 plots of 4770 sqm, 8320 sqm and 8810 sqm.

ECOSYSTEM

- **Labor force** : Community of 455.000 inhabitants and more than 185.000 jobs.
- **Training / research** : Competitive cluster Mer Bretagne Atlantique. France Energies Marines Energy Transition Institute. French Tech Capital Brest +. Technopole Brest Iroise. Research labs : Lab-STICC, Ifremer, CNRS, Inserm. University and engineering schools. Ecole navale. Institut Universitaire Européen de la Mer.
- **Potential partners** : in marine industry, defence, food industry, digital, logistics.
- **Public aid** : Financial and local tax aid under provisions for the regional aid area.