

# PODLASKIE

Voivodeship capital	Białystok
Area	20,186 sq. km
Population	1,208,600
- urban	58.6%
Special Economic Zone	Suwałki

## Advantages

- Located near the border, direct neighbour of Lithuania and Byelarusia

- Good transportation network
- Active science centres, foundations and associations working on behalf of regional development
- Developed system of secondary and higher education
- Growing number of enterprises and increasing activity and dynamics of the private sector
- Highly specialised dairy production
- Raw material source necessary for the development of the agricultural and food, wood and construction industries
- Good conditions for the development of tourism and agrotourism
- Clean natural environment.

## THE SUWAŁKI SPECIAL ECONOMIC ZONE



### PROFILE OF THE REGION



The Suwałki Special Economic Zone is divided into three subzones. The Suwałki Subzone is located in the Podlaskie Voivodeship and the Elk and Goldap Subzones – in the Warmińsko-Mazurskie Voivodeship. The total area of the two voivodeships is 44,383 sq km (Podlaskie – 20,180 sq km, Warmińsko-Mazurskie – 24,203 sq km), which constitutes 14.19% of Poland. The population of the region constitutes 6.95% of the country's total population. Both voivodeships are known for their natural beauty, which, together with

the improving infrastructure, attracts both Polish and foreign tourists all year round. Białystok and Olsztyn are the two largest towns in the region and the capitals of the voivodeships. As well as being the administrative seats of the voivodeships, they are also academic, medical, economic and educational centres.

### Profile of the Suwałki Special Economic Zone

The Suwałki Special Economic Zone is situated in the northeast of Poland. The Zone, established on the basis of Ordinance of the Council of Ministers for a period of 20 years, offers to investors the following advantages:

- areas equipped with technical infrastructure;
- the lowest real estate prices in the country;
- opportunities to cooperate with companies already active in the area;
- excellent location sharing a common frontier with Russia, Lithuania and Belarus;
- the lowest labour costs in Poland; a well-qualified,
- young workforce seeking opportunities to develop their potential (with local educational canterers taking into account the needs of investors and training young people accordingly);
- helpful attitudes, professional;
- friendly help given to investors.



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81 firms hold valid licenses to conduct economic activities on the territory of the Suwałki Special Economic Zone. 52 investors have already started production. In the nearest future, the eastern border of the region will become the eastern frontier of the EU, and the region will then become particularly attractive to investors who seek business opportunities on the East-European markets.

### THE SUWAŁKI SUBZONE

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#### Location

North-eastern Poland; Suwałki (Podlaskie Voivodeship), next to national road No. 8 (VIA BALTICA – the projected motorway to connect Finland, Estonia, Latvia and Lithuania with the European motorway system) and road No. 655; next to a railway line; a ring-road planned at the Western borders of the town.

#### Location of the Subzone

##### Distances:

Warsaw – 280 km (the capital, international airport);  
Gdańsk – 380 km (sea port);  
Kraków – 560 km;  
Szczecin – 670 km (western border of Poland);  
Budzisko – 34 km (the nearest road border crossing between Poland and Lithuania).

#### Elevation

150 m above sea level.

#### Infrastructure

**Electric power supply** – 20kV; 0.4kV; 50Hz.

**Water** – in the roadways of streets bordering on the plots.

**Waste water** – main collector located directly in the roadways of streets bordering on the plots.

**Gas** – available from cisterns.

**Telecommunications** – full telecommunications network; optic fibre installation.

**Roads** – direct access to national roads.

**Railway** – 1.5 km from Suwałki railway station.

**Sea ports** – domestic: 380 km (Gdańsk); foreign: 210 km (Kaliningrad, Russia).

**International airports** – domestic 280 km (Warsaw); foreign – 220 km (Vilnius, Lithuania); 210 km (Kaliningrad, Russia).

**Access to the projected transport routes (motorways)** – VIA BALTICA (from Finland through Estonia and Latvia to Southern Europe); the western section of the ring road runs through the Zone.

**Access to the Subzone sectors appropriated for investment projects** – directly from national road No. 8 and road No. 655.

#### Subzone territory

**Total area** – 160.29 ha.

**Price per sq m of land** – negotiable (freehold or leasehold).

**Type of land** – technical infrastructure (water, sewerage and storm drainage systems, roads, electric power supply and telecommunications systems), flat land.

**Geological properties** – ground water level: below 8 m, land geologically stable, type of soil: class V, VI; no tectonic activity.

**Sources of dust emission** – none.

**Plots of land** – investors may select the location and size at their discretion; the prices are negotiable and they may be the lower when a larger plot of land is purchased.

#### Preferred types of activity

Any, except for those particularly harmful to the environment.

## THE EŁK SUBZONE

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#### Location

North-eastern Poland; Elk (Warmińsko-Mazurskie Voivodeship), the industrial sector of the town; between the town's ring road and railway line and siding, next to the town's heating plant. The Zone is divided into two sections. The first one (52 ha) has full technical infrastructure and asphalt roads. It is utilized in 100%. The second one (55 ha) has main technical infrastructure and main roads with bituminous surface. This area is available for investments.



### Location of the Subzone

#### Distances:

Warsaw – 225 km (the capital, international airport);  
 Gdańsk – 310 km (sea port);  
 Kraków – 530 km;  
 Szczecin – 660 (western border of Poland);  
 Budzisko – 100 km (the nearest road border crossing between Poland and Lithuania);

#### Elevation

150 m above sea level.

### Infrastructure

**Electric power supply** – 15kV; 0.4kV; 50Hz.

**Water** – in the roadways of streets bordering on the plots.

**Waste water** – main collector located directly in the roadways of streets bordering on the plots.

**Gas** – available from cisterns or from a gas grid about 500 m away.

**Telecommunications** – full telecommunications network; optic fibre installation.

**Roads** – direct access to national roads (No. 16, 65).

**Railway** – direct access; railway siding on the territory of the subzone.

**Sea ports** – domestic: 310 km (Gdańsk); foreign: 230 km (Kaliningrad, Russia).

**International airports** – domestic: 225 km (Warsaw); foreign: 280 km (Vilnius, Lithuania); 230 km (Kaliningrad, Russia); nearest airfield: 120 km – Szymany (MPL – class III).

**Access to the projected transport routes (motorways)** – VIA BALTICA (from Finland through Estonia and Latvia to Southern Europe) – 40 km away, connection by national road No. 16.

**Access to the Subzone sectors appropriated for investment projects** – direct.

### Subzone territory

**Total area** – 106.90 ha.

**Price per sq m of land** – negotiable (freehold or leasehold).

**Type of land** – technical infrastructure (water, sewerage and storm drainage systems, a road, electric power supply and telecommunications systems), depression of up to 2 m.

**Geological properties of the land** – ground water

level: from 1.5 to 4.5 m; type of soil: class V, VI; no tectonic activity.

**Sources of dust emission** – none.

**Plots of land** – investors may select the location and size at their discretion; the prices are negotiable and they may be the lower when a larger plot of land is purchased.

### Preferred types of activity

All, except for those particularly harmful to the environment.

## THE GOŁDAP SUBZONE

### Location

Northeastern Poland; Gołdap (Warmińsko-Mazurskie Voivodeship), close to the border crossing to the Kaliningrad District of the Russian Federation (Gołdap-Gusiew).

### Location of the Subzone

#### Distances:

Warsaw – 300 km (the capital, international airport);  
 Gdańsk – 300 km (sea port);  
 Kraków – 530 km;  
 Szczecin – 660 (western border of Poland);  
 Gołdap-Gusiew – close to the nearest road border crossing;

#### Elevation

150 m above sea level.

### Infrastructure

**Electric power supply** – 15kV; 0.4kV; 50Hz.

**Water** – in the roadways of streets bordering on the plots.

**Waste water** – main collector located directly in the roadways of streets bordering on the plots.

**Gas** – available from cisterns.

**Telecommunications** – all services available in the telecommunications network; optic fibre installation.

**Roads** – direct access to national roads (No. 65).

**Railway** – 80 km (Elk).

**Sea ports** – domestic: 300 km (Gdańsk); foreign: 160 km (Kaliningrad, Russia).

**International airports** – domestic: 300 km (Warsaw); foreign: 160 km (Kaliningrad, Russia).

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**Access to the projected transport routes (motorways)** – VIA BALTICA 55 km.

**Access to the Subzone sectors appropriated for investment projects** – direct.

**Subzone territory**

**Total area** – 64.00 ha.

**Price per sq m of land** – negotiable (freehold or leasehold).

**Type of grounds** – technical infrastructure (water, sewerage and storm drainage systems, a road, electric power supply and telecommunications systems); gently sloping land.

**Geological properties of the land** – ground water level: 12-16 m; type of soil: class IV, VI; geologically stable; no tectonic activity.

**Sources of dust emission** – none; a health resort.

**Plots of land** – investors may select the location and size at their discretion; the prices are negotiable and they may be the lower when a larger plot of land is purchased.

**Preferred types of activity**

All, except for those particularly harmful to the environment.

**Foreign investors in the Suwałki Special Economic Zone**

No.	Investor	Investment	Origin	Branch
1	MASA – DECOR POLSKA Sp. z o.o.	PLN 29,730,154	Germany	Printing
2	WESTPAN Sp. z o.o.	PLN 10,991,113	International	Rubber and plastic
3	MALOW Sp. z o.o.	PLN 12,980,000	International	Metals

**Management of the Zone:**  
**Suwałki Special Economic Zone**  
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**Management Board:**  
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