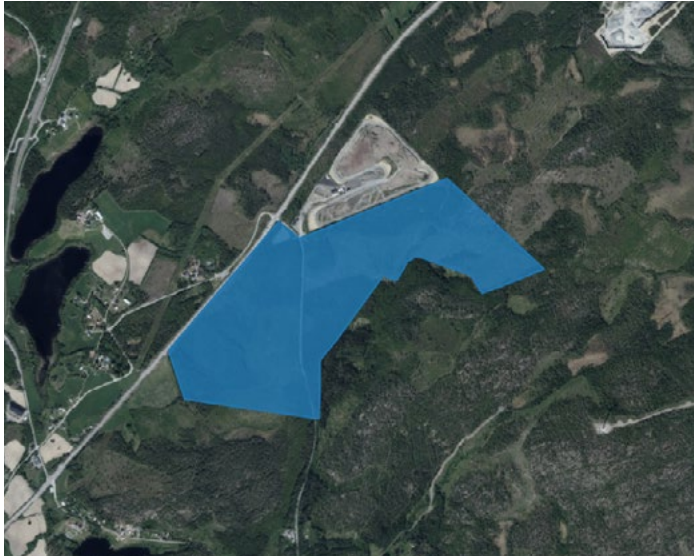


AVAILABLE SITES

Antjärn



Site type	Greenfield
Area size	60 HA
Zoning status	In planning
Energy capacity	1 MW
Water capacity	Limited
Coordinates of site	62°35'47.1"N 17°48'28.9"E
Comercial setup	Purchasing
Owner	Public and Private
Building height	To be decided in zoning
Site suitable for	Logistics Small-scale production

Situated just south of Härnösand, Antjärn offers a strategically located 60-hectare industrial site right along the E4 highway. Whether you're looking for logistics efficiency, scalability, or synergy with emerging industrial clusters, Antjärn provides the land and location for your next sustainable growth step.

KEY ADVANTAGES

Direct E4 Highway Access: Immediate connection to Sweden's major north-south transport artery, ensuring seamless logistics by road.

Approximately 60 hectares of developable space ready to accommodate large-scale operations. Potential for 12 HA land for expansion area.

Just a few miles from Torsboda Industrial Parks major industrial zone, enabling collaboration and supply chain synergies.

LOGISTICS

Distance for heavy traffic	0 km
Distance to rail infrastructure	11 km
Distance to port	12 km
Distance to Airport	22 km

Zoning & Customization: The site is in the zoning process and expected to be development-ready by 2026 – with opportunities for tailored solutions to match your needs.

Talent & Market Access: With 25,000 residents in Härnösand and over 135,000 within an hour, the region offers a skilled workforce and strong local market – combining small-town proximity with big-region capacity.

Business Support: Härnösand Municipality offers dedicated business support – ready to accelerate your establishment and long-term growth.