

AVAILABLE SITES

Birsta West



Site type	Greenfield
Area size	10 + 26 HA
Zoning status	In planning
Energy capacity	6 MW
Water capacity	Designed upon request
Coordinates of site	62°26'16.1"N 17°17'54.1"E
Comercial setup	Purchasing
Owner	Sundsvall Municipality
Building height	20 m
Site suitable for	Manufacturing Logistics

Birsta West – Strategic Space for Industry and Logistics. Birsta West offers 36 hectares of flexible greenfield land with direct access to the E14 and E4 highways. Located within an established business cluster near Birsta City, it's an ideal site for companies seeking space, connectivity, and growth in northern Sweden.

KEY ADVANTAGES

36 hectares of flexible, contiguous industrial land –The south part is 10 Ha already zoned for industrial purposes. The northern part is 26 Ha and is currently in planning process, expected to be ready 2026.

Located at the intersection of two of northern Sweden's key transport routes, E14 and E4 for smooth logistics.

Suitable for a wide range of uses including logistics hubs, light manufacturing, warehousing, or custom-built facilities. The site can be tailored to your specific operational needs and scaled as your business grows.

LOGISTICS

Distance for heavy traffic	1,4 km
Distance to rail infrastructure	0 km
Distance to port	7 km
Distance to Airport	17 km

The Sundsvall city combines a thriving IT sector, the presence of national government agencies, and a robust industrial legacy in pulp, paper, and manufacturing. This diverse economic base ensures stability, innovation, and access to key networks and competencies.

Close to Sundsvall and Mid Sweden University, ensuring access to skilled labor and expertise

Adjacent to Birsta City – one of Sweden's largest shopping centers and most visited retail areas.