

**Profile number**

109785

**Modern Manufacturing and Processing Center in Poland****Located in**

Poland

**General information****Sector**

Engineering

**Type of company**

Construction

**Legal entity:**

Other

**Type of transaction**

To be determined

**Life phase enterprise**

Full-grown

**Employees in FTE**

&lt; 5

**Type of buyer:**

- MBI candidate
- Strategic acquisition

**Financial information****Turnover last financial year**

€ 5.000.000 - € 10.000.000

**Asking price**

€ 5.000.000 - € 10.000.000

**Earnings before taxes**

Confidential

**Company history/background**

Located in the Warmian-Masurian region (Elbląg, Poland), this modern manufacturing and processing facility includes fully equipped production halls (each production hall is equipped with a 20t crane), office space, warehouses, and comprehensive technical infrastructure. Offered is the factory as an asset, ready to operate without employees and contracts in progress. Land:~ 25,000 sqm (10,000sqm is developed, 15,000 sqm to develop/extend), - Office building ~800 sqm., - Industrial building 1 ~670 sqm., - Industrial building 2 ~560 sqm., - Storage facility 1 ~413 sqm., - Storage facility 2 ~413 sqm, CNC machines for metal and plastic processing included.

The property comprises approximately 2.5 hectares of land situated in an industrial zone. It features two production halls, two warehouses, and a modern office building constructed in 2020. The site is equipped with an extensive machinery park, including CNC equipment for cutting, bending, milling, turning, drilling, punching (a.o. plasma cutter, water jet, lathes, punching machine, gantry drill, milling machines, press brakes), welding machines, and various testing installations. Additionally, it houses specialized testing modules designed for cooling, heating, and ventilation systems, making it well-suited for advanced technical operations. Transaction includes 2.5 hectares of industrial land with complete infrastructure, two production halls, two warehouses, and a modern office building built 5 years ago. Property is located in a designated industrial zone, ideal for metalworking, fabrication, or precision engineering activities. Ideal opportunity for manufacturers seeking an immediately operational, high-standard industrial facility in Poland.

## Unique selling points

The subject of the sale is a production plant fully equipped with professional CNC machines. These devices enable: machining, plastic working, welding, and assembly for all types of steel. The machines produce parts with a diameter of up to  $\varnothing$  600 and a length of 3000 mm, as well as irregularly shaped cut-outs, and process installations for water, cooling, hydraulics, sanitation, vacuum, and compressed air. The plant also has equipment for processing and welding PE: parts with a diameter of up to  $\varnothing$  600 and a length of 3000 mm, irregularly shaped cutouts, construction of all types of tanks, and process installations. The production plant is fully equipped for the production and testing of refrigeration and ventilation equipment, heat exchangers, and all types of tanks and equipment used in water and wastewater treatment.

## Other

Ideal acquisition for industrial companies in metal processing, machinery manufacturing, and process engineering. The total asking price for the property, including land, facilities, and equipment, amounts to 6,000,000 EUR.