



Stadt
Kelsterbach

Kelsterbach – amongst it all

The city of Kelsterbach is located in the heart of the polycentric Frankfurt-Rhine-Main Metropolitan Region, immediately adjacent to Frankfurt itself. It offers industrial estates, qualified workers, and an attractive environment with excellent local amenities and recreational facilities.

Kelsterbach – the future in focus

The city of Kelsterbach is part of the “Gross-Gerau Innovation Region”, which, with its 14 cities and municipalities, belongs to the Frankfurt-Rhine-Main Metropolitan Region, providing an ideal environment for businesses. Excellent transport access by road, rail, water and air open the district up to the world. Particular emphasis is placed on research and development, and the Gross-Gerau district leads the way in Hessen when it comes to employment and investments in these fields.



Kelsterbach facts and figures

Population:	Assessment rates 2018:
30/6/2012: 15,036	Trade tax 420%
31/12/2017: 17,127	Property tax A 460%
+ 2,091 (13.91%)	Property tax B 460%

Stadt Kelsterbach Wirtschaftsförderung

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Kelsterbach – sustainable urban development

Kelsterbach is a city designed for working and living. It offers attractive workplaces and is an international hub for goods, services, finance and information flows. The trendsetting 100 Gbit/s broadband service provides ideal conditions for businesses, while the number of flagship industries relocating here underlines its future potential.

Kelsterbach also boasts a high standard of living, with a high concentration of urban spaces, culture and recreational areas. It's somewhere families can feel comfortable, and where children can grow up carefree, with a wide range of support and educational services for children and parents. Anyone wanting a big-city vibe while living in lush surrounds will feel at home in this small, functional city.

Kelsterbach – Achieving goals

With excellent school and child-care facilities, Kelsterbach is a city where families can feel at home. The Integrated Comprehensive School, which ranked #1 among Hessen's "Strong Schools", has a particular pride of place.

The wide range of vocational preparation services and the close co-operation between school, students and parents is first-class. Another school ranking in the top 10 is the Kelsterbacher Karl-Krolopper-Schule, which specialises in providing learning support.

Kelsterbach is also within easy access of a number of international schools, such as the ISF International School Frankfurt-Rhein-Main, European School Frankfurt, Metropolitan School Frankfurt, Strothoff International School, Erasmus School and Obermayr International School.





Stadt Kelsterbach



Kelsterbach – Life by the river

Being located right on the water is a privilege embraced and woven into Kelsterbach life. The vast waterside parklands serve as recreational areas bringing people of all ages together.

Sustainability, health and fun – it's 14 km along the Main River from Frankfurt's Museumsufer to Kelsterbach (11 km from Rüsselsheim), making for a pleasant, healthy riverside ride to work in the warmer months.

But green oases aren't just found along the river; Kelsterbach's Staudenweiher Lake, situated idyllically among tall trees, is the perfect place to sit and relax. Just nearby is the Südpark, a recreational area with water park, skating facility and BBQ area, providing all kinds of leisure-time enjoyment in Kelsterbach. The Mönchwaldsee is another popular day-trip destination.

City of Kelsterbach

Industrial Estate Glanzstoffpark



Glanzstoffpark

Total area: approx. 50,000 m²
Area in private ownership, not yet built

Distance from autobahn: approx. 4 km
Distance from S-Bahn: approx. 0.8 km
Bus stop: On site
Distance from airport: approx. 5 km
Nearest ICE train station: approx. 5 km

Price/m²: Negotiable
Legally valid site plan available.



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City of Kelsterbach

Industrial Estate Glanzstoffpark

Working, shopping and enjoying

This centrally located industrial estate has transformed into an urban centre for living and working, right near the Main River.

A ramp provides direct access to the Mainufer recreation area, and the Regional Park Route has uninterrupted cycle paths along the river from Frankfurt to Mainz.

The heritage buildings of the former ENKA factory still located at the site are used for cultural purposes, while the attractively designed square is the perfect place to stop and watch the world go by. The sections still available at this industrial estate are planned for office usage.

The S-Bahn (suburban railway) is within walking distance, and the retail park provides a wide range of options for daily shopping, including:

- Aldi Süd
- dm-Drogeriemarkt
- der Bäckerladen
- Ernsting´s Family
- REWE Markt
- Schuh-Mann

A Jet petrol station is located at the western end of the industrial estate



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City of Kelsterbach

Industrial Estate Staudenäcker



Staudenäcker

Total area: approx. 45,000 m²
Space still available!
Distance from autobahn: approx. 4 km
Distance from S-Bahn: approx. 1.5 km
Bus stop: On site
Distance from airport: approx. 4 km
Nearest ICE train station: approx. 4 km
Price/m²: Negotiable
Legally valid site plan available.



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Industrial Estate Staudenäcker With added tranquillity

Like all of Kelsterbach's industrial estates, Staudenäcker is situated centrally and is easily accessible. This industrial estate also boasts a lush location right by a small forest.

It is only a 5-minute walk to the idyllic "Staudenweiher" lake, surrounded by woodland, with adjacent restaurant.

Fuji Europe is moving its headquarters to the Staudenäcker Industrial Estate, and another hotel is set to follow shortly.



Also nearby are:

- Fuji Europe Corporation GmbH
- IBM Deutschland Aviation Industry Services GmbH
- Mercure Hotel
- Moxy Marriott Hotel



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Industrial Estate Mönchhof



Kelsterbach

Wiesbaden

Frankfurt

Mainz

Airport

Groß-Gerau

Darmstadt

Mönchhof

Total area: approx. 1,100,000 m²

Built-up area,
space still available!

Distance from autobahn: approx. 0.5 km

Distance from S-Bahn: approx. 4 km
(direct access planned)

Bus stop: On site

Distance from airport: approx. 8 km

Nearest ICE train station: approx. 8 km

Price/ m²: Negotiable

Legally valid site plan available.



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Industrial Estate Mönchhof

Nowhere's closer...

The Mönchhof Industrial Estate's location is hard to top. The direct access to Europe's main transport arteries (A3, A5 and A67), and the direct proximity to the airport, with ICE train station, connects this industrial estate to the rest of the world.

The new Comfort Hotel Frankfurt Airport West with adjacent brewery and beer garden is a central, comfortable accommodation option. Just next-door is the uniquely designed "The Riverbay" office complex. Other dining options are nearby.

The location right on the Main River offers a whole host of other factors which significantly enhance the standard of living here. The Regional Park Route along the Main is an uninterrupted cycle path from Frankfurt to Mainz, and a bus service connects the Mönchhof Industrial Estate with Kelsterbach, Raunheim and the Airport Terminal 1, where there is direct access to the S-Bahn suburban railway.

This industrial estate is operated by Fraport AG.

The following companies are also located nearby:

- Comfort Hotel Frankfurt Airport West with brewery and beer garden
- Congressium
- DHL
- Dress-for-less GmbH
- Group 7 AG
- ITT Motion Technologies GmbH
- Oerlikon Metco Europe GmbH
- REWE Group



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Industrial Estate Langer Kornweg/Europort



Kelsterbach

Wiesbaden

Frankfurt

Mainz

Airport

Groß-Gerau

Darmstadt

Langer Kornweg/Europort

Total area: approx. 270,000 m²

Built-up area!

Distance from autobahn: approx. 4 km

Distance from S-Bahn: approx. 0.8 km

Bus stop: On site

Distance from airport: approx. 4 km

Nearest ICE train station: approx. 4 km

Price/m²: Negotiable

Langer Kornweg: Legally valid site plan available.

Europort: Area according to Section 34 BauGB (German Federal Building Code)



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Industrial Estate Langer Kornweg/Europort Business opportunities in an already developed area

This area was developed as a logistics facility in the 1970s. It provides opportunities to businesses looking for a location near the city, but also wanting to avoid the many restrictions associated with being right downtown.

The S-Bahn (suburban railway) is within walking distance, and the industrial estate has a retail park. There are dining options nearby.

The following companies are located in the neighbourhood:

- A. Hartrodt GmbH & Co. KG
- DB Schenker Rail Automotive GmbH
- FedEx Express Germany GmbH
- IBIS Hotel
- mfs Medizinische Fahrdienst- & Servicegesellschaft mbH
- REWE Digital GmbH
- Sinotrans Air Transportation GmbH



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Industrial Estate Im Taubengrund



Kelsterbach

Wiesbaden

Frankfurt

Mainz

Airport

Groß-Gerau

Darmstadt

Im Taubengrund

Total area: approx. 206,000 m²

Distance from autobahn: approx. 1.5 km

Distance from S-Bahn: approx. 2 km

Bus stop: On site

Distance from airport: approx. 2 km

Nearest ICE train station: approx. 2 km

Price/m²: Negotiable

Section due to be developed **(A)**
(in the process of reallocation, legally
valid site plan available)

Size approx. 59,000 m²

Greenfield

Section already developed **(B)**

(legally valid site plan available)

Size approx. 147,000 m²

Built-up area



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Industrial Estate Im Taubengrund

Fast-tracking it to the airport

The Taubengrund Industrial Estate is immediately adjacent to Frankfurt Airport, with Terminal 1 only 2 km away.

It is the ideal location for airport-related businesses. The new section due to be developed will provide approx. 59,000 m² of Greenfield land for new headquarters.

The following companies are based in the existing estate:

- Airliner Shop
- Bednorz GmbH & Co. KG
- DHL GmbH
- Hertz Autovermietung GmbH
- I.K. Hofmann GmbH
- NH Hotel
- Opel, Ford Metzelder Easy Drive GmbH
- Panalpina Welttransport (Deutschland) GmbH
- Rieck Sea Air Cargo International GmbH
- Tarnow-Stegbauer Autohaus GmbH



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City of Kelsterbach

Industrial Estate Airport City West



Kelsterbach

Wiesbaden

Frankfurt

Mainz

Airport

Groß-Gerau

Darmstadt

Airport City West

Total area: approx. 350,000 m²

Distance from autobahn: approx. 0.5 km

Distance from S-Bahn: approx. 4 km
(direct access planned)

Bus stop: On site

Distance from airport: approx. 8 km

Nearest ICE train station: approx. 8 km

Price/m²: Negotiable

Legally valid site plan available.

Expected to be available from 2020.



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Industrial Estate Airport City West

Ready for new endeavours

The Airport City West in Kelsterbach is a self-contained facility in a forest. Frankfurt Airport is in the immediate vicinity, three major federal highways (A3, A5 and A67) are all within direct reach, and the Airrail Center just 8 km away provides you or your staff with access to the ICE trains. And it's all available 24/7.

Kelsterbach offers pleasant options for living and shopping, with newly created parklands on the banks of the Main, and the metropolis of Frankfurt and all its amenities just next-door. Also nearby are: Fraport AG

Directly opposite in the Mönchhof Industrial Estate:

- Comfort Hotel Frankfurt Airport West with brewery and beer garden
- Congressium
- DHL
- Dress-for-less GmbH
- Group 7 AG
- ITT Motion Technologies GmbH
- Oerlikon Metco Europe GmbH
- REWE Group



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