

**AVAILABILITY  
IMMEDIATE**



## ARKEMA SAINT-AUBAN

### SECTORS SERVED

Industrial, logistics, and office activities

### TYPES OF ACTIVITIES ACCEPTED ON SITE

Industrial activities



### PROPERTY DESCRIPTION AND TECHNICAL SPECIFICATIONS

|   |  |
|---|--|
| <b>TYPE</b>                                   | Land   |
| <b>OFFER</b>                                  | Purchase, rental possible  |
| <b>PRICE</b>                                  | -  |
| <b>LOCATION</b>                               | Château-Arnoux-Saint-Auban, Alpes-de-Haute-Provence  |
| <b>TOTAL SURFACE AVAILABLE</b>                | 6.3 ha (5 lots)  |
| <b>PARCELS / AVAILABLE LOTS</b>               | Lot I4: 10 000 sq.m.   |
| <b>MAXIMUM HEIGHT / FOOTPRINT COEFFICIENT</b> | -  |
| <b>PLOT OWNER</b>                             | Arkema Company   |
| <b>SITE CLASSIFICATION</b>                    | Lots I1, I2, I3, I4 (main site) covered by the SEVESO high threshold standard<br><br>PPRT technological risk classification<br>PPRN - Flood risk (Constraint on outdoor storage) |
| <b>SERVITUDES</b>                             | -  |

### TIMELINE

|  |                                 |
|--|---------------------------------|
| <b>AVAILABILITY</b>  | Immediate                       |
| <b>PLANNING PERMISSION</b>                                   | Less than 3 months              |
| <b>ENVIRONMENTAL PERMITS AND STUDIES ALREADY CARRIED OUT</b> | Fauna-flora study being updated |

### ACCESS

|                              |  |
|------------------------------|--|
| <b>ACCESS</b>                | Train / TGV: Local train in immediate proximity (Château-Arnoux-Saint-Auban-TER, high speed train 45 minutes (Aix-en-Provence - TGV)<br><br>Freeway: 5 min (A51)<br><br>Airport: 55 min (Marseille-Provence) |
| <b>PUBLIC TRANSPORTATION</b> | No   |

### SERVICES / AMENITIES

|   |  |
|---|--|
| <b>WATER</b>                                  | Drinking water<br>Industrial water<br>Fire-fighting water (possible pooling of an on-site fire-fighting team)  |
| <b>GAS CONNECTION</b>                         | Yes (up to 800 MWh)  |
| <b>ELECTRICAL POWER</b>                       | High voltage (up to 75 MW)   |
| <b>SANITATION &amp; STORMWATER MANAGEMENT</b> | Yes, collective  |
| <b>CONNECTIVITY</b>                           | Fiber optics   |
| <b>JUNCTION</b>                               | Yes, on-site rail spur   |
| <b>OTHER FEATURES</b>                         | Steam generation and distribution 17bar (potential 233MWh)<br>Unloading dock<br>Effluent treatment (physico-chemical, biological and heavy metal treatment)<br>Incinerator<br>Potential compressed air 4800Nm <sup>3</sup> /h<br>Hydrochloric acid solution or anhydrous gas |
| <b>SERVICES FOR BUSINESSES AND EMPLOYEES</b>  | Pooling of maintenance, inspection and monitoring, security, logistics, infirmary, waste collection and processing, canteen, cleaning team, security... any job that supports industrial production.<br>Nearby shops, days care centers, and restaurants                     |



## ECOSYSTEM

TRAINING, HIGHER  
EDUCATION & RESEARCH

POTENTIAL PARTNERS

Leading companies :  
Arkema, Kem One



## FINANCING

ZONING: FINANCING &  
PUBLIC ASSISTANCE  
AVAILABLE

AFR zone financing possible  
ZRR rural investment zone  
Turnkey industrial site



## ILLUSTRATIONS

TO VIEW THE SITE WITH THE  
OBSERVATOIRE SUD FONCIER ECO  
[IN FRENCH]

[CLICK HERE](#)



PLOT VIEWER

### Zones d'accueil potentielles

### Etudes de cas de plateformes industrielles

Salle des machine  
Alimentation électrique



- Utilités
- Bâtiments

Zones à l'extérieur de l'enceinte « SEVSO » sans unité industrielle dans le passé

Zones à l'intérieur de l'enceinte « SEVSO » sous réserve d'analyse des sols et étude de risques vis-à-vis des installations voisines en place



Your contact

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# risingSUD

Opportunities & Investments  
in Provence-Alpes-Côte d'Azur