

# Klaipėda FEZ

the hotspot for  
**manufacturing & R&D**

Klaipėda free economic zone (FEZ) is located next to northernmost Baltic ice-free port in Lithuania. The zone specializes in plastics, metalworking, food processing, electric component manufacturing, logistics and other industries. At the same time, Klaipėda FEZ is increasing its footprint in R&D and innovation, both in terms of laboratories and excellence centers at industrial companies and with new, innovation-driven companies setting up at the zone. For instance, the major PET manufacturers operating out of Klaipėda FEZ carry out their research

(including Horizon 2020 projects) in the areas of chemical recycling, new bottle and cap design and the circular economy, while Dancer, an award-winning 100% electric bus by the German-Lithuanian company Vėjo projektai, is both designed and manufactured at our zone.

On top of opportunities for greenfield investment, Klaipėda FEZ has assets for quick launch, including FlexStart advance buildings for manufacturing that were awarded by FT's FDI Intelligence magazine in 2017.

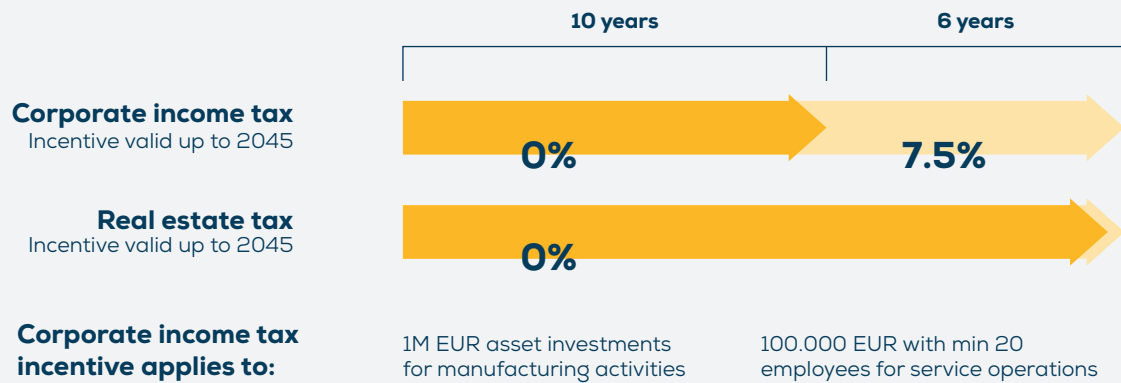
## Klaipėda FEZ in numbers



## Why Klaipėda FEZ works

- **R&D** friendly
- **0%** corporate tax
- **0%** real estate tax
- **Various** quick launch options
- **Access to** Roads | Port | Rail | Air | Talent
- State of the art infrastructure
- **One-stop-shop** and aftercare
- **Active** community

## Tax incentives



	Small (45%)	Middle (35%)	Large (25%)
<b>Number of employees</b>	< 50	51 - 249	250<
<b>OR</b> <b>Annual turnover</b>	< € 10 Mio	€ 10 - 50 Mio	€ 50 Mio <
<b>Value of company assets</b>	< € 10 Mio	€ 10 - 43 Mio	€ 43 Mio <

# FLEXSTART | Buildings

FlexStart is a manufacturing facility designed to be easily adjusted and adapted to each individual tenant in less than 1-2 months. The project is under development by the Klaipėda FEZ Management Company. After having rented

out the first Flex Start building even before its completion in summer 2018, Klaipėda FEZ is preparing for a second Flex Start project.

## Technical characteristics

Total area  
**8500 sq. m**

Minimal unit for rent  
**500 sq. m**

Clear height  
up to **6.5 m**

Access  
gates or loading docks

### Communications

electricity, heating, air conditioning, water supply, sewage, internet, access roads, parking, outside storage areas.



## From Startup to Scaleup

Meet Dancer, a fully electric bus, made by Klaipėda's scientists and engineers at Vėjo Projektai, a German-Lithuanian company. Started as a university spin-off a few years ago, it is now fully certified for the EU, and is already serving Klaipėda's public transport network. The Dancer bus weighs just 6 tonnes and has the calculated energy

consumption of only 0.45 kWh/hm. With a 6min charging time and a range of up to 90km, it is ideal for cities. The makers of Dancer were among the first tenants of our FlexStart facility for research and prototype manufacturing, and now they are completing the construction of a designated factory at Klaipėda FEZ.

"We have launched the world's lightest e-bus. Created, engineered and assembled at the Klaipėda FEZ by talents from Klaipėda - it's a fantastic product made in a superior location by a fantastic team of engineers, developers and innovators."

**Alvydas Naujėkas**  
Chairman



## Built to Suit option

Klaipėda FEZ provides a Built to Suit option for customers. It minimizes risk with both lease and purchase available once the initial project scope is completed. Our Built to Suit facilities have a minimum lease of 5 years and can be developed and launched within 12 months.

A major Built to Suit project has been started this year for the German polymer company **REHAU**. Its factory size will be 17,475 m<sup>2</sup> once completed.

### Properties

**Site sizes**  
from 0.5ha

**Building size**  
depending on site

**Infrastructure on site**  
gas, water, electricity, high-speed internet

**REHAU**, a family-owned German polymer specialist, is one the latest additions to our community. REHAU's Klaipėda facility will manufacture microduct systems for optical fibre cables and is set to employ at least 200 specialists in the next few years.

“REHAU was considering a number of locations for its new facility across the CEE region before settling on Klaipėda. The strong pool of qualified talent and their professional attitude and work ethic was a major factor in REHAU’s decision, as was the strong cost to quality ratio. In key fields, Lithuania remains highly cost competitive for manufacturers, yet it also boasts some of the most streamlined and business-friendly conditions in the EU.”

**Dr. Roger Schönborn**  
Head of Division Building  
Solutions



## Land plots for lease

We also provide sites for lease for 99 years with all tax incentives.

### Properties

**Site sizes**

0.5 – 35 ha

**Time to launch**

6-12 months

**Infrastructure on site**

gas, water, electricity, high-speed internet

## We speak business

“We are capable of not only manufacturing products of the highest quality standards, which meet the most important ISO standards, but also of helping our clients, consulting them on engineering matters during the course of product development, as well as performing testing, whether on our own or with the help of our parent company from Germany.”

**Ina Vaicekauskienė**  
CEO



Klaipėda FEZ is a success story that keeps evolving. It started as a manufacturing destination and quickly attracted leading global industrial companies. Over the course of these years, its investors also discovered areas such as R&D and product design, while the FEZ management company crafted its award-winning quick launch strategy and assets. This is further strengthened by a business-friendly mindset of the local government, an ambitious academic community, unparalleled access to international and local markets, and a strong business ecosystem. Klaipėda region is also considered among the most livable ones in Lithuania paving ways to an ever-increasing talent pool, and so the future seems bright for Klaipėda FEZ businesses.

**Mantas Katinas**  
General Manager



“We believe that the Klaipėda region has a lot of advantages. It already has a solid footprint of German business and innovation, coupled with strong historic ties and a major academic ambition.”

**Audronė Gurinskienė**  
Head of Office

Estonia, Latvia, Lithuania



**Let's get in touch**

for more

[www.fez.lt](http://www.fez.lt)



**KLAIPEDA**  
FREE ECONOMIC ZONE