

Media Information

Loosdorf, January 25, 2026

More than €100 million invested in logistics park

- **Building section III: Cold storage for GOURMET with power supply via a photovoltaic system**
- **Investment opportunities have increased significantly since the pandemic**
- **Municipality of Loosdorf: Active project support as a success factor**

Another market leader in the Austrian economy is moving into Building III of the „Green Logistics Park“ in the Lower Austrian municipality of Loosdorf as a tenant. GMS GOURMET GmbH (Vienna), a leading provider of menu, catering, and restaurant services, celebrated the groundbreaking yesterday, Tuesday, January 20, 2026, with project developers F & S Real Estate Solutions GmbH (Straßwalchen) and SCHISERNIG Real Estate Investor (Salzburg), as well as representatives of the municipality of Loosdorf. Currently, twelve companies operate approximately 70,000 square meters of usable space in the entire logistics park. Since 2022, the two project developers have invested more than €100 million in development and construction.

GOURMET will operate a 4,510-square-meter refrigerated logistics facility in Building III. A photovoltaic system will supply approximately three-quarters of the electricity required, explained GOURMET Managing Director Dipl.-Ing. Hannes Hasibar: “For us as a sustainable company, this is another major step towards reducing CO₂ emissions!” Hasibar thanked the project partners and the local community for their excellent cooperation in implementing the project. The company will move into the additional warehouse location by the end of 2026.

“Our ‘Green Logistics Park’ is one of the largest business developments in Lower Austria in recent times,” emphasized investor Walter Schisernig. Together with its partner F & S, the company acquired and further developed a site of more than 20 hectares. The existing buildings, with approximately 55,000 square meters of usable space, were adapted for tenants from the logistics, retail, and industrial sectors. Since 2022, three custom-designed logistics halls have been under construction as “Green Buildings,” providing an additional 15,000 square meters of usable space. “The entire project and the associated investments demonstrate that there is enormous demand, especially for investments in logistics real estate,” said Schisernig.

F & S Managing Director Alexander Liebewein added: “The experiences with unstable supply chains during the COVID-19 pandemic have led successful companies to optimize regional availability in their markets and therefore require logistics space.” The two partners have developed around a dozen logistics sites along Austrian highways and in metropolitan areas in recent years.

Mayor: Active Project Management by the Local Community

Loosdorf Mayor Thomas Vasku is pleased with the recent developments: „As a municipality, we need external investment to actively support the quality of life in our town.“ The industrial park, designated in the 1990s in connection with the new „Loosdorf“ motorway exit, has been a success story. However, the positive development wasn’t simply handed to the municipality on its own, the mayor recalled. After a brilliant start, the relocation of a large company caused a setback, which the two current project developers have compensated for in just a few years. Once fully operational, the mayor expects a record high in local business tax revenue, which accounts for ten to fifteen percent of the municipal budget. These revenues have allowed the municipality to invest in high-quality infrastructure and social facilities such as childcare in the past, and these investments can be sustained even in the current challenging times, according to Thomas Vasku.

According to the mayor, the host municipality plays a crucial role as a hub in such developments: "As a municipality, we can't bring the companies to the location. Highly specialized companies are needed for that – both for securing investments and for developing the properties. But the host municipality must actively mediate and support the three-way interaction between operators, authorities, and tenants." Vasku advocates for more political initiative in the development of commercial and logistics sites along the local highways. In his view, regional and supra-regional planning can not only reduce the sealing of green spaces but also increase the availability of development sites.

"Lack of legal certainty in implementation"

The two project developers F & S and SCHISERNIG still see more demand than supply for logistics properties. But these opportunities are not being utilized, laments Walter Schisernig: "In Austria, people complain about a lack of investment in the economy, but don't support investors where there is an urgent need." Real obstacles exist in the permitting processes, emphasized F & S Managing Director Liebewein. Development repeatedly fails, even on land already designated for commercial use. The slow pace of the procedures or a seemingly endless number of expert opinions means that only a few landowners offer their properties. Because of the length of the processes, developers have to demand option periods lasting several years. However, users need the warehouse space quickly to meet existing demand. The project developers suggest that policy-makers at the regional and national levels address this issue.

F & S Real Estate Solutions GmbH

F & S Real Estate Solutions invests in, develops, constructs, and manages sophisticated commercial properties with a focus on logistics facilities in Austria. Projects are developed primarily along the Austrian motorway network, offering a complete package from development and construction to building management.

www.fssolutions.at

SCHISERNIG Real Estate Investor

SCHISERNIG Real Estate Investor develops, realizes, and invests in visionary real estate projects with a focus on logistics properties in Austria. Through its international investor network, the company has a solid financial foundation and also acts as an investor in every project development.

GMS GOURMET GmbH

GMS GOURMET GmbH is the leading provider of menu, catering, and gastronomy services in Austria. As the quality, innovation, and market leader for community catering in Austria, the company, with approximately 2,100 employees, prepares meals for 2,700 kindergartens and schools, 3,000 companies, and around 100 nursing homes and hospitals. It operates cafés and restaurants and offers a high-quality catering service. GOURMET is a subsidiary of VIVATIS Holding AG.

www.gourmet.at

Further information/F & S Real Estate Solutions, SCHISERNIG Real Estate Investor:

Mag. Michael Prock, Prock und Prock Marktkommunikation GmbH, Haslbergerweg 19c, 5020 Salzburg.

Tel.: +43 664 210 88 54, mp@prock-prock.at, www.prock-prock.at

Further information/GMS GOURMET GmbH:

Martina Baumeister, MSc

Head of Corporate Communications and Corporate Marketing

Tel: +43 664 966 45 42, martina.baumeister@GOURMET.at, www.GOURMET.at



Groundbreaking ceremony for building section III in the „Green Logistics Park“ in Loosdorf.

Pictured from left to right:

Mag. Christoph Fallmann (Melk District Authority), Mag. Renée Hofbauer (Lower Austrian Chamber of Commerce, Melk District Office), Mayor Thomas Vasku (Municipality of Loosdorf), Walter Schisernig (SCHISERNIG Real Estate Investor), Member of the National Council Alois Scholl, Dipl.-Ing. Hannes Hasibar (GMS GOURMET), Mag. Wolfgang Fischer (GMS GOURMET), Ing. Alex Liebewein (F & S Real Estate Solutions), Dipl.-Ing. Josef Kegelreiter (Planner).

Copyright: F & S Real Estate Solutions GmbH



The third warehouse in the „Green Logistics Park“ in Loosdorf will be completed by the end of the year.

Copyright: F & S Real Estate Solutions GmbH

Image material:

Copyrights as indicated. Reproduction and use in connection with this press release are free of charge.