

WE BUILD YOUR BUSINESS



ITALY

FRANCE

GERMANY

ROMANIA

ABOUT US

E2K group has been an excellence in **Turnkey Construction**, belonging to **FBH group**, a major player on the logistics market **since 1970**.

E2K group **builds and renews industrial-logistics** buildings, providing all services from feasibility studies to delivery.

Today, E2K group is headquartered in **Italy** with Engineering 2K, founded in 2000 which encompasses F&R for facility and renovation, and VLD for property development and renewable energies.

The Group is also located in **France** with ING2K (from 2017), in **Romania** with Mantor E2K (from 2020), and in **Germany** with E2K Germany (from 2021).



WE
BUILD
YOUR
BUSINESS

KEY FIGURES

In excess of **6 million sqm** of covered space

Over **24 years** of experience

More than **200 projects**

More than **160 employees**



OUR VALUES

SUSTAINABILITY

E2K group is committed to sustainable construction.

The objective of our group strategy is to investigate the main variables on which it is possible to act in the design phase of a **smart building**, in order to improve the sustainability of the warehouse and logistics.

This commitment is reflected in the improvement of the energy performance of our structures, the search for more responsible alternative materials, the **improvement of the quality of life at work** for the operator and its employees, the enhancement of green spaces and the **use of renewable energy**.

To this end, we help our clients to obtain environmental certifications.



QUALITY & SAFETY

Quality procedures are essential to track back operations and identify critical points.

Europe safety standards are rising year after year and **E2K group implemented ISO 18001** to meet the most updated requirements.



OUR EXPERTISE



E-COMMERCE

MAIN CUSTOMERS



Since the start of e-commerce in Italy, the E2K Group has collaborated with the main market players, developing automated warehouses to meet the new demand for different logistics functions, resulting in various types of buildings, including **mega e-fulfillment centers**, parcel sortation centers, and last-mile parcel delivery centers.



TEMPERATURE CONTROLLED WAREHOUSES

MAIN CUSTOMERS



E2K has been working with major players of the European food industry (fresh products, poultry, processed products, frozen products), **building tailor-made warehouse and distribution plants** to meet client specification and HACCP requirements, boosting their business and operations.



CROSS DOCKING

MAIN CUSTOMERS



From a construction point of view the E2K Group developed over time different shapes of Cross Docking buildings, in order to accomplish different customer needs (**L Shape, T Shape, H shape**); E2K developed specific know-how to build **column-free** platforms and warehouses enhancing the efficiency of indoor movement (DB Shenker).





INDUSTRIAL DESIGN

MAIN CUSTOMERS

PRADA  *Plastipak*

E2K also deals with industrial design buildings. This type of building meets the operational needs of companies and reflects a commitment to innovation and sustainability. The buildings are designed with an **optimized layout** to maximize the efficiency of production processes, promoting accessibility and integrating **cutting-edge technological systems**.



COMMERCIAL BUILDING

MAIN CUSTOMERS

 Renault Group 

The construction of commercial buildings has always been a part of E2K's business and represents a process that combines **functionality** and **aesthetics** to create spaces for office and manufacturing projects. The interiors are designed with a flexible and optimized layout, allowing the spaces to be adapted to different needs, ensuring energy efficiency, **safety**, and **comfort**.



REFURBISHMENT

MAIN CUSTOMERS

HOLYART  

Renovation is the new challenge for E2K. **Revamping**, **relamping**, and **repowering** interventions allow for the updating and improvement of existing structures, making them more efficient while reducing energy consumption and enhancing safety. At the heart of this service is the reduction of the environmental impact of construction sites through the **rehabilitation of disused structures**, reducing waste volume, and prioritizing eco-friendly materials.

SERVICES



GENERAL CONTRACTOR

As general contractors we **coordinate all aspects** of a construction project, ensuring that tasks are completed on time, within budget, and to **specified standards**.

- Management of the work according to “turnkey” and “open book”
- Planning with Gantt charts
- Preparation of progress report with customer and supplier



PROJECT MANAGEMENT

Our project management service includes comprehensive design capabilities, covering development plans, **feasibility studies** and **layout design**. We also provide technical and administrative support, including liaison with public administration, handling building permits and fire brigade compliance.

- Preliminary, planovolumetric, executive and structural projects
- Preparation of macrogantt charts
- BIM (Building Information Modelling)



RENOVATION

Our renovation service encompasses planning and executing **partial or complete** restructuring projects. We specialize in **fitting out logistics** and industrial buildings, as well as renovating shopping centers and offices. Our services include: revamping, relamping and repowering.



FACILITY MANAGEMENT

Our facility management service includes **routine scheduled maintenance (RSM)** and **special repairs**. We offer comprehensive global services, including building refurbishments, adaptations, and expansions, alongside expert project management. Additionally, we specialize in preparing projects with detailed cost assessments, and coordinating safety protocols.



ADMINISTRATIVE MANAGEMENT

Our administrative management service streamlines office operations, ensuring **efficient workflow**, compliance, and resource management, enabling E2K to focus on its core activities.

- Drafting of economic/statistical reports
- Drafting of plant manuals
- Plant certifications and verification with reference standards



For over 20 years we have been developing logistics projects in Italy

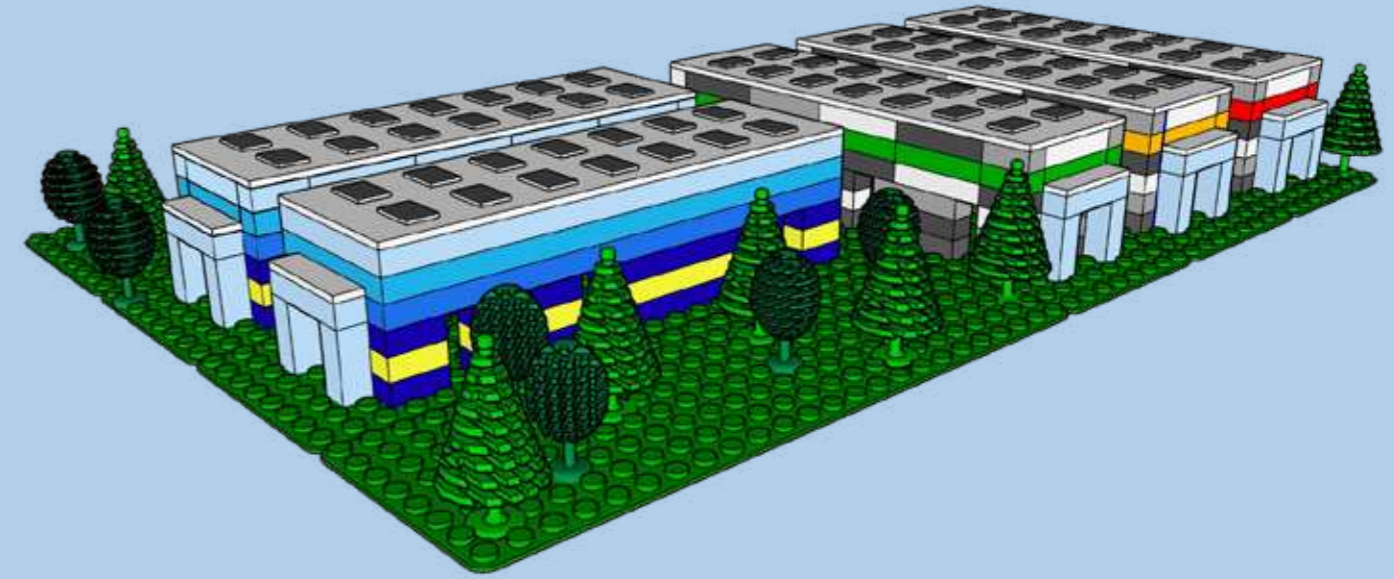
Valtidone Logistic Development belongs to Engineering2k and has specialized in **real estate development and investment** in Italy.

VLD positions itself as the sole interlocutor, thus a reliable guide to bring any large-scale real estate project to fruition. From land scouting to building permits, the company accompanies clients through every phase of the process.

It collaborates with partners who share the same passion for cutting-edge solutions and support VLD at every step of the way: from planning to Environmental certifications, including redevelopment, expansion, and construction.

VLD offers **turnkey solutions** to turn the most ambitious logistics projects into reality, always respecting the Regulatory Framework for Development (Agenda 2030).

www.vld-development.com



VLD is also specialized in **renewable energies** because producing green energy on site is a significant first step towards reducing the environmental impact of tomorrow's buildings.

VLD Energy Solutions, thanks to its team of experts, studies and offers the best energy services for each project, always in compliance with the 2030 sustainable development plan.

VLD solutions guarantee **significant economic savings, high durability and real environmental protection**, while simultaneously increasing the value of the land.

www.vld-energy.com



Castel San Giovanni (PC)

THE MOST STRATEGIC LOGISTICS CENTER IN ITALY

Total land area	2.000.000 sqm
Total footprint area	887.000 sqm
1st construction year	2004





Castel San Giovanni (PC) REANULT GROUP

AN AUTOMOTIVE LOGISTICS WAREHOUSE

Total GLA	29.000 sqm
Warehouse area	26.000 sqm
Offices area area	3.000 sqm
Year of conctruction	2023
External External building height	16 m
Photovoltaic system	1.5 MW
Environmental certification	BREEAM Excellent



Castel San Giovanni (PC) SDA

A CROSS-DOCKING LOGISTICS DISTRIBUTION WAREHOUSE

Total GLA	22.500 sqm
Warehouse area	21.200 sqm
Offices area area	1.300 sqm
Year of conctruction	2024
External External building height	11 m
Photovoltaic system	600 kWp
Environmental certification	BREEAM Excellent



Bologna Freight Terminal

A LARGE INNOVATIVE AND SUSTAINABLE LOGISTICS HUB

Total land area	800.000 sqm
Total footprint area	450.000 sqm
1st construction year	2012





Bologna 14.1B

A CROSS-DOCKING LOGISTICS
DISTRIBUTION WAREHOUSE

Total GLA	23.700 sqm
Warehouse area	22.700 sqm
Offices area	1.000 sqm
Year of construction	2023
External building height	15 m
Photovoltaic system	400 kWp
Environmental certification	BREEAM Excellent



Bologna NATURA SÌ

A MULTI-TEMPERATURE LOGISTICS
WAREHOUSE (FOOD)

Total GLA	49.200 sqm
Warehouse area	36.400 sqm
Mezzanine area	9.000 sqm
Offices area	3.800 sqm
Year of construction	2016
Year of renovation	2020
External building height	15 m
Photovoltaic system	670 kWp
Environmental certification	BREEAM Very Good
Indoor Temperature	+4°C, +10°C, +20°C



Casei Gerola (PV)

THE FIRST LEED PLATINUM LOGISTICS HUB

Total land area	200.000 sqm
Total footprint area	100.000 sqm
1st construction year	2022





Casei Gerola Logistics Park BUILDING A

TWO WAREHOUSES
WITH ZERO LAND CONSUMPTION

Total GLA	21.900 sqm
Warehouse area	20.900 sqm
Offices area	1.000 sqm
Year of construction	2023
External building height	14.5 m
Environmental certification	LEED Platinum



PROJECTS
LEED PLATINUM
CERTIFIED

Casei Gerola Logistics Park BUILDING B

Total GLA	88.000 sqm
Warehouse area	84.000 sqm
Offices area	4.000 sqm
Year of construction	2022
External building height	14.5 m
Environmental certification	LEED Platinum



PROJECTS
LEED PLATINUM
CERTIFIED



Mantova

A HIGHLY SUSTAINABLE XXL LOGISTICS PLATFORM





Mantova ADIDAS

THE LARGEST WAREHOUSE EVER BUILT
BY ENGINEERING 2K

Total GLA	178.000 sqm
Warehouse area	133.000 sqm
Mezzanine area	43.000 sqm
Offices area	2.600 sqm
Year of construction	2023
External building height	From 16 m to 28 m
Environmental certification	LEED Gold



PROJECTS
LEED GOLD
CERTIFIED





Novara AMAZON

A LOGISTICS FULFILLMENT WAREHOUSE (E-COMMERCE)

Total GLA	188.000 sqm
Warehouse area	175.000 sqm
Offices area	13.000 sqm
Year of construction	2021
External building height	20 m
Photovoltaic system	1 MW
Environmental certification	BREEAM Excellent



San Salvo (CH) AMAZON

A ROBOTIC FULFILLMENT LOGISTICS WAREHOUSE (E-COMMERCE)

Total GLA	188.000 sqm
Warehouse area	175.000 sqm
Offices area	13.000 sqm
Year of construction	2022
External building height	20 m
Photovoltaic system	4 MW
Environmental certification	BREEAM Excellent

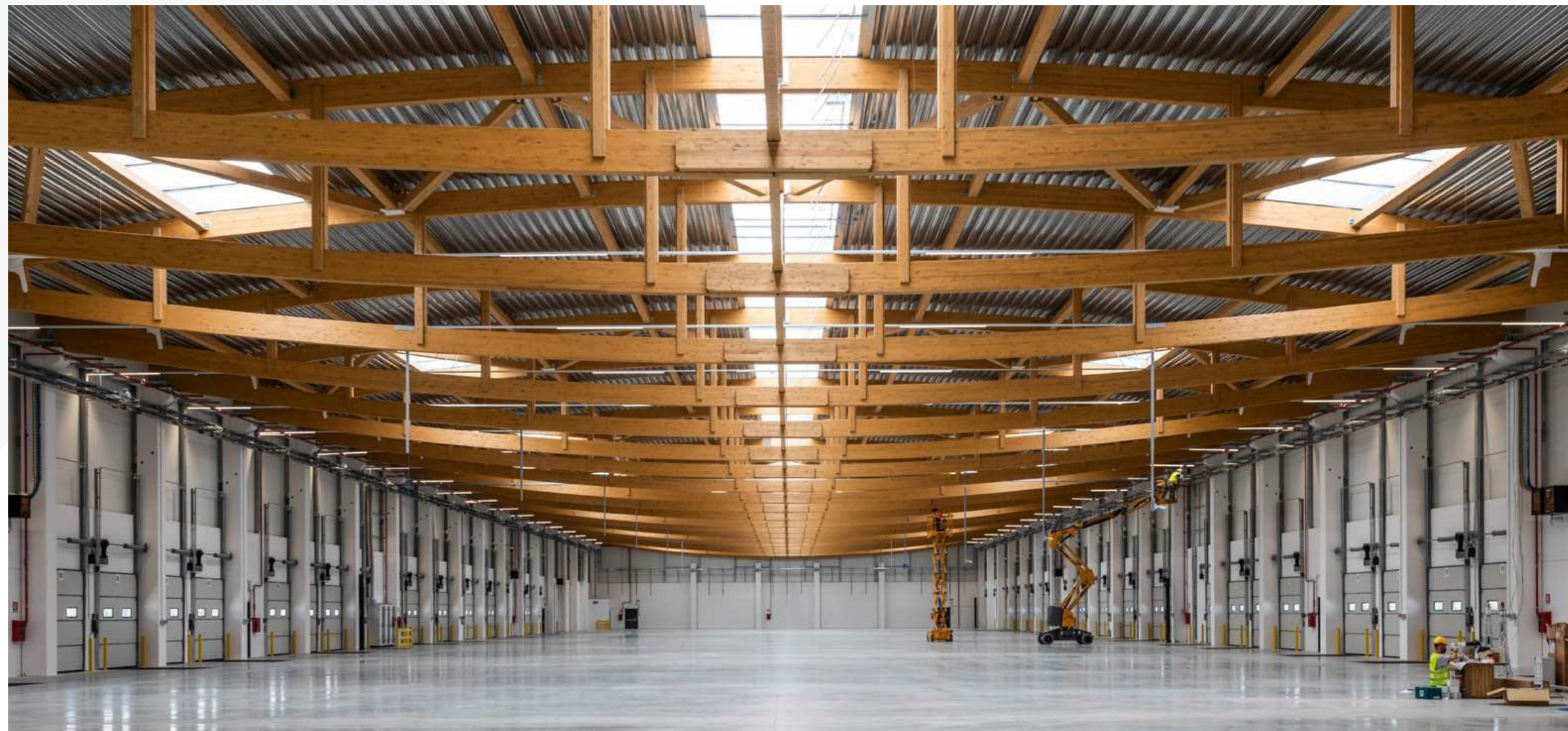




Verona
DB SCHENKER

A CROSS-DOCKING LOGISTICS
DISTRIBUTION WAREHOUSE

Total GLA	9.700 sqm
Warehouse area	7.700 sqm
Offices area	2.000 sqm
Year of construction	2021
External building height	13 m
Photovoltaic system	150 kWp
Environmental certification	BREEAM Very good





Fiorenzuola D'Arda (PC) NEWCOLD

A MULTILEVEL REFRIGERATED LOGISTICS
CENTER (FOOD)

Total GLA	24.700 sqm
High bay	9.500 sqm
Low bay	12.200 sqm
Offices area	3.000 sqm
Year of construction	2023
External building height	From 15m to 40m
Indoor temperature	-28°C





Nogarole Rocca (VR) ZALANDO

A ROBOTIC LOGISTICS CENTER
(E-COMMERCE)

Total GLA	126.500 sqm
Warehouse multilevel* area	114.000 sqm
Offices area	12.500 sqm
Year of construction	2019
External building height	20 m
Photovoltaic system	3 MW
Environmental certification	DGNB Platinum

*Picktower area: 5 levels





Vidigulfo (MI) SDA BUILDING A

DISTRIBUTION LOGISTICS CENTERS

Total GLA	28.000 sqm
Warehouse area	27.000 sqm
Offices area	1.000 sqm
Year of construction	2023
External building height	15 m
Photovoltaic system	8 kWp
Environmental certification	BREEAM Excellent



Vidigulfo (MI) SDA BUILDING B

Total GLA	315.000 sqm
Warehouse area	30.500 sqm
Offices area	1.000 sqm
Year of construction	2022
External building height	15 m
Photovoltaic system	25 kWp
Environmental certification	BREEAM Excellent





Reggio Emilia HOLYART

A LOGISTICS WAREHOUSE
FOR SACRED ART

Total GLA	10.950 sqm
Warehouse area	7.950 sqm
Offices area	3.000 sqm
Year of construction	2022
External building height	15 m
Environmental certification	BREEAM Excellent



Elancourt (Paris)

THE FIRST MULTILEVEL PERI-URBAN WAREHOUSE IN FRANCE





SEGRO Park Elancourt

A MULTILEVEL BUILDING WITH RAMP

Total GLA	26.600 sqm
Warehouse area	23.900 sqm
Offices area	2.700 sqm
Year of construction	2023
External building height	15.5 m
Environmental certification	BREEAM Excellent





Ris Orangis (Paris) GEODIS

A CROSS-DOCKING LOGISTICS
DISTRIBUTION WAREHOUSE

Total GLA	11.000 sqm
Warehouse area	10.500 sqm
Offices area	950 sqm
Year of construction	2021
External building height	10 m
Photovoltaic system	204 kWp
Environmental certification	BREEAM Outstanding



Mountpark Chartres 2

AN ECO-FRIENDLY LOGISTICS WAREHOUSE

Total GLA	35.600 sqm
Warehouse area	34.800 sqm
Offices area	800 sqm
Year of construction	2023
External building height	14 m
Photovoltaic system	1.6 kWc
Environmental certification	BREEAM Excellent Biodiversity





Liffré (Rennes) LIDL

EXPANSION OF A REFRIGERATED LOGISTICS PLATFORM (LARGE FOOD DISTRIBUTION)

Total GLA	18.000 sqm
Year of construction	2021
External building height	From 11.6 m to 15.5 m
Indoor temperature	From +18°C to -22°C

Feyzin (Lyon) THERMCROSS

A PRODUCTION WAREHOUSE SUBJECT TO A TECHNOLOGICAL RISK PREVENTION PLAN

Total GLA	8.200 sqm
Warehouse area	7.670 sqm
Offices area	530 sqm
Year of construction	2022
External building height	15 m





Sibiu (Romania)
PRADA

THE BIGGEST LEATHER FACTORY
IN EUROPE

Total GLA	12.000 sqm
Year of construction	2022





Gießen (Germany) ZALANDO

A ROBOTIC LOGISTICS CENTER
(E-COMMERCE)

Total GLA	130.000 sqm
Warehouse area	100.000 sqm
Mezzanine area	30.000 sqm
Year of construction	2023



BUSINESS PARTNERS



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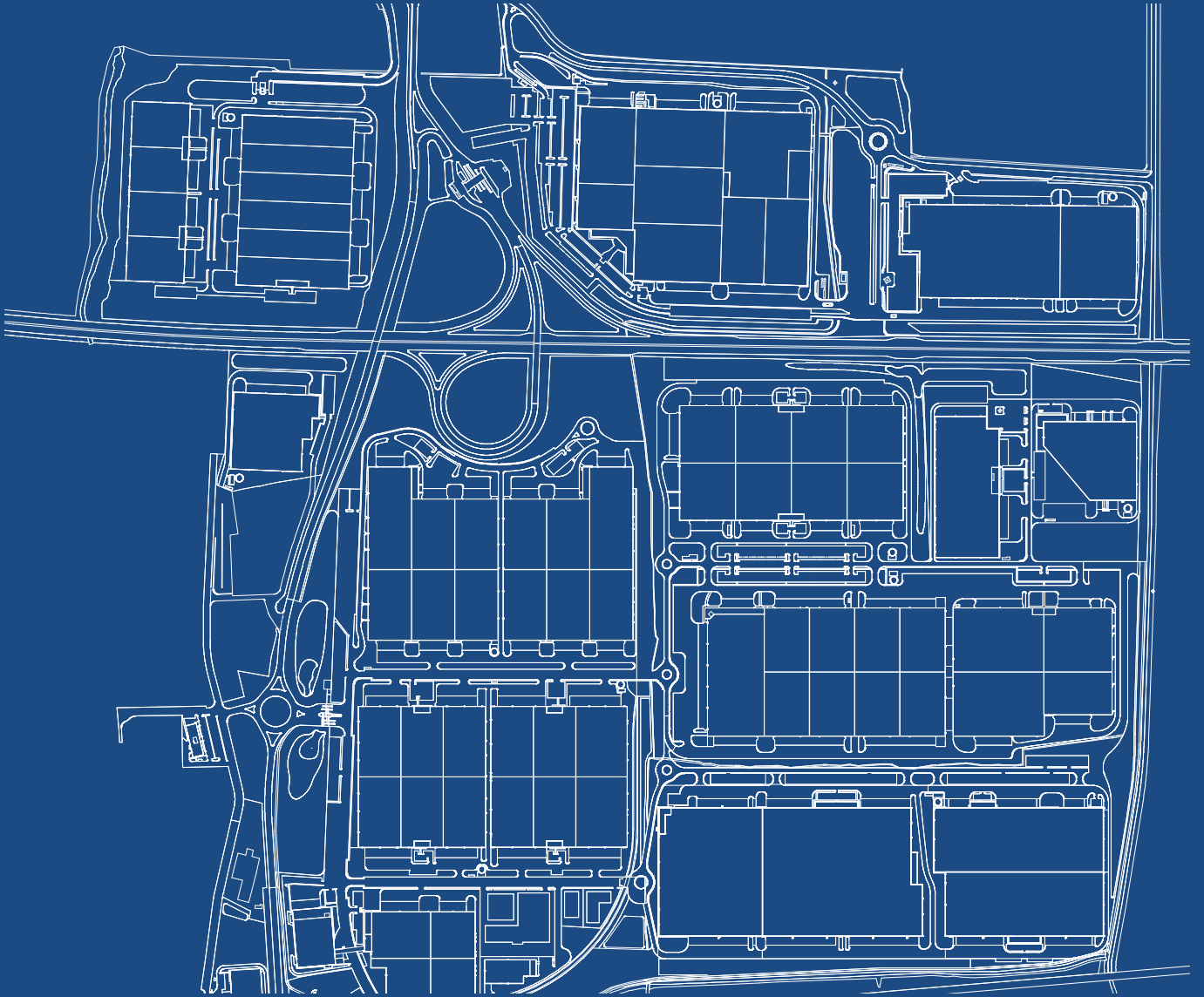
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