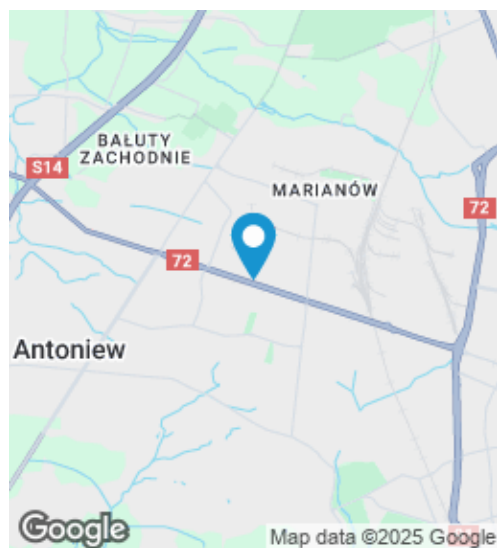


# Alexander Plaza

Aleksandrowska 67/93, Łódź



## Location

The office building Alexander Plaza is situated in the north-western part of the city, at Aleksandrowska Street, which is a part of a national road no. 72. The project lies in the industrial part of Baluty district. The Łódź Władysław Reymont Airport is situated approx. 20 minutes drive from the building.

## Description

Alexander Plaza offers approx. 6 613m<sup>2</sup> of modern office area situated at 5-storeys. The building provides also surface car park of 240 parking places. The typical floor space is about 1 000 m<sup>2</sup> what allows for a multitude of interior arrangements. A standard finishing of suspended ceilings, high quality systems of ventilation, air-conditioning, electrical and technical installations and access control systems, contributes to the creation of a comfortable working environment.

## Fit out

Air conditioning, Suspended ceilings, Fiber optics, Operable windows

## BUILDING INFORMATION

Building status	Existing
Building class	B+
Completion year	2005
Total space	6 600 m <sup>2</sup>
Office gross space	6 613 m <sup>2</sup>
Office net space	5 651 m <sup>2</sup>
Average floor size	1 000 m <sup>2</sup>
Add-on factor	10%
Above ground floors	5
Surface parking lots	229
Garage parking lots	3
Parking ratio	22

## LEASE TERMS

Available space	After log in
Minimum rentable space	20 m <sup>2</sup>
Asking rent	After log in
Service charges	After log in
Surface parking rent	After log in

These property particulars are only of information character and do not constitute offer to conclude any agreement within the meaning of provisions of Polish Civil Code (Journal of Laws from 1964, no. 16, item 93 as amended).



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