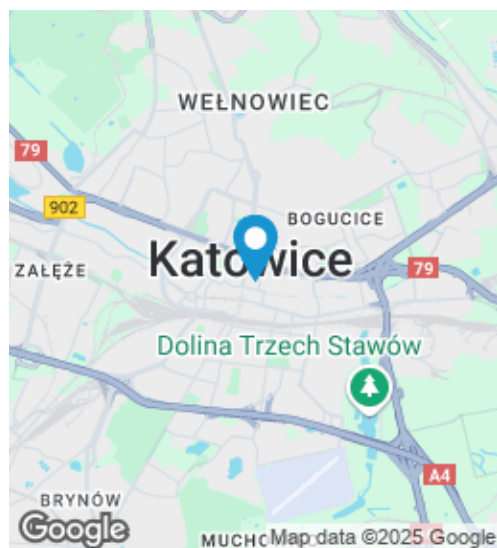


Altus

ul. Uniwersytecka 13, Katowice



Location

The building is situated at Uniwersytecka Street, in close proximity to Central Highway - the main communication artery in this part of Katowice. The location enables an easy access to other districts of the city, by both public and private transport. Katowice International Airport can be easily reached by car in about 30 minutes.

Description

Altus is an attractive, 29-storey multifunctional building which offers approx. 15 200 m² of lettable office space class A. The average floor size is about 1 230 m². The object provides 560 underground parking spaces for tenants' use. Not only does Altus offer excellent office spaces in also has fine retail-service points. As of right now the property offers a distinguished courtyard by Marriott Katowice City Centre hotel.

Fit out

Air conditioning, Raised floors, Suspended ceilings, Sprinklers, Smoke detectors, Fiber optics, BMS

BUILDING INFORMATION

Building status	Existing
Building class	A
Completion year	2003
Total space	69 000 m ²
Office gross space	15 220 m ²
Office net space	13 231 m ²
Average floor size	1 230 m ²
Add-on factor	10%
Above ground floors	29
Underground floors	3
Surface parking lots	120
Garage parking lots	560
Parking ratio	50

LEASE TERMS

Available space	After log in
Minimum rentable space	25 m ²
Asking rent	After log in
Service charges	After log in
Garage parking rent	After log in
Minimum lease term	3 years

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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