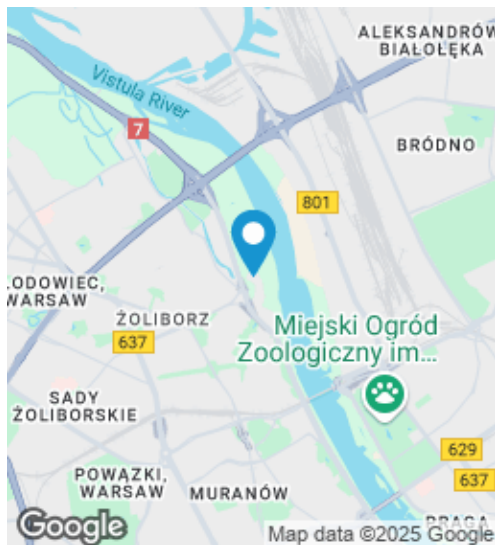


Athina Park B

ul. Wybrzeże Gdyńskie 6b, Żoliborz, Warsaw



Location

Athina Park B is located at Wybrzeże Gdyńskie Street in the Warsaw district Żoliborz. Main railway station of the city (PKP Warszawa Centralna) can be easily reached by car within 20 minutes. The International Chopin Airport is situated approx. 30-minutes-drive from the building.

Description

Athina Park B is a 7-storey office building, which offers approx. 3,300 m² of office space for tenant's use. The object provides 300 underground parking spaces. Typical floor plate is approx. 680 m². The building is equipped with all the technical solutions and facilities that are standard for this class of buildings.

Fit out

Air conditioning, Suspended ceilings, Smoke detectors, Fiber optics, Operable windows

BUILDING INFORMATION

Building status	Existing
Building class	B
Completion year	2005
Total space	3 500 m ²
Office gross space	3 343 m ²
Office net space	3 000 m ²
Average floor size	680 m ²
Add-on factor	6.75%
Above ground floors	5
Underground floors	2
Garage parking lots	305
Parking ratio	50

LEASE TERMS

Minimum rentable space	150 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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