



## Location

Cedet is located at 50 Krucza Street in the Warsaw district Śródmieście. Main railway station of the city (PKP Warszawa Centralna) can be easily reached by car within 5 minutes. The International Chopin Airport is situated approx. 25-minutes-drive from the building.

## Description

Cedet is a 11-storey office building, which offers approx. 15,000 m<sup>2</sup> of leasing space for tenant's use. The object provides about 140 underground parking spaces. The building has obtained the BREEAM precertification with Excellent subtype.

## Fit out

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

## BUILDING INFORMATION

Building status	Existing
Building class	A
Completion year	1952
Green certificate	BREEAM
Total space	21 200 m <sup>2</sup>
Office gross space	14 317 m <sup>2</sup>
Maximum floor size	2 853 m <sup>2</sup>
Add-on factor	6.63%
Above ground floors	7
Underground floors	4
Garage parking lots	141
Parking ratio	140

## LEASE TERMS

Available space	After log in
Asking rent	After log in
Service charges	After log in
Garage parking rent	After log in
Minimum lease term	5 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).