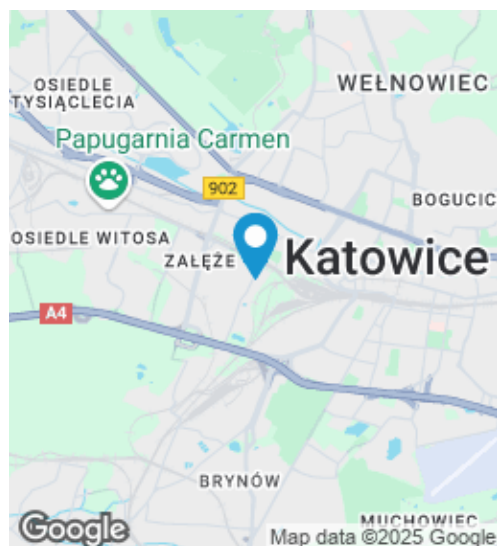


# Ekoenergia Silesia A

ul. Żeliwna 38, Katowice



## Location

The building is situated at 38 Żeliwna Street in the central part of Katowice. The location enables an easy access to other parts of the city, by both public and private transport. Main railway station of the city (PKP Katowice Główna) can be easily reached by car within 10 minutes. The International Airport in Pyrzowice is situated approx. 45-minutes-drive from the building.

## Description

Ekoenergia Silesia A is a 4-storey mix-used project, which offers approx. 5,000 m<sup>2</sup> of leasing space for tenant's use. The object provides about 400 above-ground parking spaces. Typical floor plate is approx. 1,250 m<sup>2</sup>. The building is equipped among others with air conditioning, 24h security, smoke detectors, fiber optics, suspended ceilings and computer cabling. The interiors of the buildings are designed to create spacious and convenient usable area providing maximum space and comfortable work conditions for future office staff.

## Fit out

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

## BUILDING INFORMATION

Building status	Existing
Building class	A
Completion year	2015
Total space	10 000 m <sup>2</sup>
Office gross space	4 681 m <sup>2</sup>
Average floor size	1 250 m <sup>2</sup>
Above ground floors	4
Underground floors	1
Surface parking lots	408
Parking ratio	30

## LEASE TERMS

Available space	After log in
Minimum rentable space	250 m <sup>2</sup>
Asking rent	After log in
Service charges	After log in
Surface parking rent	After log in
Minimum lease term	2 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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