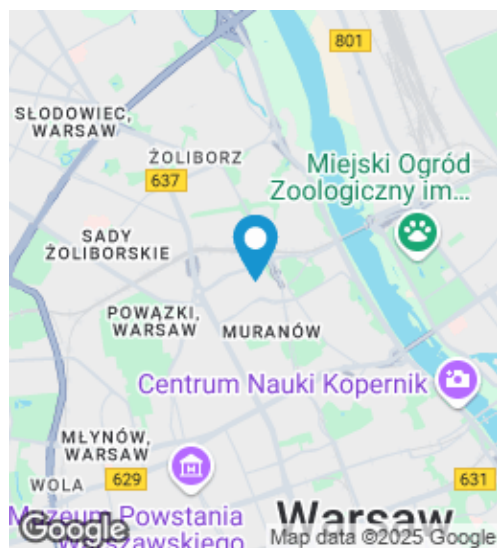


# Gdański Business Center II D

ul. Inflancka 4C, City Center, Warsaw



## Location

Gdański Business Center II D is located at 4B Inflancka Street in the Warsaw district Śródmieście. Main railway station of the city (PKP Warszawa Centralna) can be easily reached by car within 15 minutes. The International Chopin Airport is situated approx. 30-minutes-drive from the building.

## Description

Gdański Business Center II D is a 11-storey office building, which offers approx. 30,000 m<sup>2</sup> of office space for tenant's use. The object provides about 400 underground parking spaces. The building has obtained the BREEAM certificate with Excellent subtype.

## 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	2016
Green certificate	BREEAM
Total space	33 000 m <sup>2</sup>
Office gross space	29 312 m <sup>2</sup>
Minimum floor size	2 380 m <sup>2</sup>
Maximum floor size	3 750 m <sup>2</sup>
Add-on factor	5.57%
Above ground floors	9
Underground floors	2
Garage parking lots	987
Parking ratio	70

## LEASE TERMS

Asking rent	After log in
Service charges	After log in
Surface parking rent	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).



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