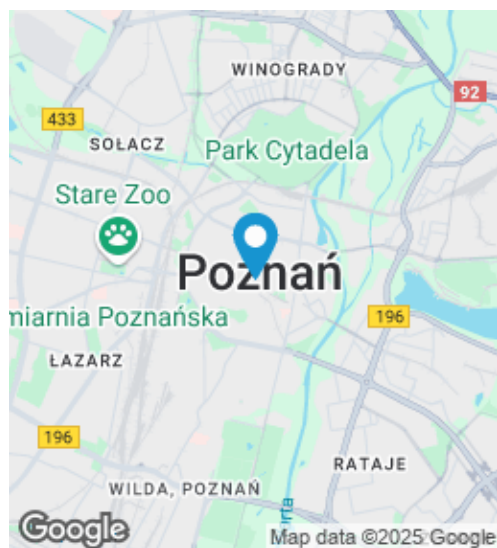


Gn Office Center

Podgórna 5A, Poznań



Location

The building is located in city centre, at Podgórnej Street, close to Marcinkowskiego Street and Wolności Square, in the vicinity of many hotels and restaurants. The location enables an easy access to other parts of the city by both, public and private transport. The Poznań - Ławica Henryk Wieniawski Airport is situated approx. 20 minutes drive from the object.

Description

City Office Center is a modern 3-storey, A class building offering approx. 700 m2 of office space to let. The average floor plate amounts to about 230 m2. It is equipped among others with operable windows, air conditioning and structural cabling.

Fit out

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

BUILDING INFORMATION

Building status	Existing
Completion year	2009
Total space	734 m ²
Office gross space	678 m ²
Average floor size	230 m ²
Add-on factor	5%
Above ground floors	3
Underground floors	1
Surface parking lots	16
Garage parking lots	14
Parking ratio	47

LEASE TERMS

Available space	After log in
Minimum rentable space	35 m ²
Asking rent	After log in
Service charges	After log in
Garage parking rent	After log in
Minimum lease term	1 year

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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