

# IKAR Gliwice

Zwycięstwa 23, Gliwice



### Location

IKAR Gliwice is situated at 23 Zwycięstwa Street in central district of Gliwice. Main railway station of the city (PKP Gliwice) can be easily reached by car within 5 minutes. The location enables an easy access to other parts of the city, by both public and private transport.

### Description

IKAR Gliwice is a 5-storey office building/ mix-used project, which offers approx. 3,900 m<sup>2</sup> of leasing space for tenant's use. Typical floor plate is approx. 750 m<sup>2</sup>. 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

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



### BUILDING INFORMATION

|                     |                      |
|---------------------|----------------------|
| Building status     | Existing             |
| Building class      | B+                   |
| Office gross space  | 3 900 m <sup>2</sup> |
| Average floor size  | 750 m <sup>2</sup>   |
| Above ground floors | 5                    |

### LEASE TERMS

|                        |                    |
|------------------------|--------------------|
| Available space        | After log in       |
| Minimum rentable space | 755 m <sup>2</sup> |
| Asking rent            | After log in       |
| Service charges        | 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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