

# Pixel III

Grunwaldzka 182 - 196, Poznan



### Location

The building will be located at Grunwaldzka Street, one of the main communications arteries in Poznań. The Poznań-Ławica Henryk Wieniawski Airport can be easily reached by car in 15 minutes. The location will provide also a good access to other parts of the city, both by public and private transport.

### Description

Klaster Grunwaldzka - Pixel III is a project of a building belonging to the Klaster Grunwaldzka complex and will provide over 9 500 m2 of leasable office space. Whole complex is going to consist of 5 buildings and together will have about 55 000 m2 of A-class office space to let. The complex will be known for its modern and unusual architecture and eco-friendliness. It will also provide underground as well as above the ground parking spaces.

### Fit out

Air conditioning

### BUILDING INFORMATION

Building status	Planned
Building class	A
Total space	9 563 m <sup>2</sup>
Office gross space	7 450 m <sup>2</sup>
Average floor size	1 305 m <sup>2</sup>
Add-on factor	5.5%
Above ground floors	6
Garage parking lots	172
Parking ratio	46

### LEASE TERMS

Available space	After log in
Asking rent	After log in
Service charges	After log in
Garage parking rent	After log in

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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