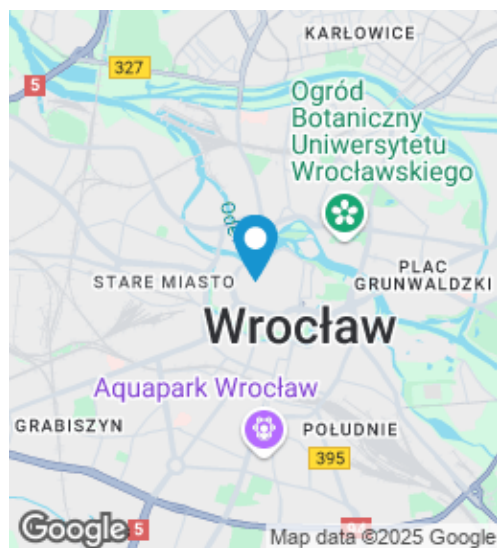


Rynek 1 / Św. Mikołaja 81

ul. Rynek 1, Wrocław



Location

The building is located at the junction of Św. Mikołaja and Rynek Street, which is a very center of Wrocław. Situated just a few meters from Market Square, which is famous for its architectural beauty and its heritage as a finance centre. It continues to be the street of choice for many banks and prestige companies. Convenient public transport links as well as the proximity of numerous transport routes guarantees a fast commute to every part of the city: 20 minutes to the international airport and 10 minutes to the main railway station. The town centre is the vibrant heart of the city and offers a plentitude of culture, entertainment and nightlife.

Description

Rynek 1 / Św. Mikołaja 81 is an intimate, 6-storey tenement house, offering approx. 1 100 m² of class B office space to let. Typical floor plate is 214 m². The object is equipped among others with: operable windows, wall partitioning, access control, smoke detectors, suspended ceiling and air conditioning system. The success of that building has been a result of its modern style, location right in the middle of the city, and evident architectural assets, which allow the building to seamlessly integrate with the surrounding urban landscape.

Fit out

Air conditioning, Suspended ceilings, Smoke detectors, Operable windows

BUILDING INFORMATION

Building status	Existing
Completion year	1907
Total space	1 223 m ²
Office gross space	1 096 m ²
Average floor size	214 m ²
Add-on factor	15%
Above ground floors	6
Underground floors	1

LEASE TERMS

Minimum rentable space	150 m ²
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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