

S-Bridge Office Park A1

Wał Miedzeszyński 608, Wawer, Warsaw



Location

S-Bridge Office Park is a modern complex of B+ class office buildings located in a dynamically developing and ecological part of Warsaw, at 608 Wał Miedzeszyński Street, next to the Siekierkowski Bridge, on the border with Gocław District. Easy and fast access to the center of the capital through four bridges, and via the Warsaw Southern Ring Road (S2 express route) to the Fryderyk Chopin Airport and, among others, to the A2 freeway and S7 express route. There are city bus stops of four daily lines at the facility: 119, 146, 147, 213 and one night one: N03.

Description

S-Bridge Office Park A1 is a 5-storey office building, which offers approx. 2,700 m2 of leasing space for tenant's use. The object provides about 20 above-ground and 40 underground parking spaces. Typical floor plate is approx. 900 m2. The building is equipped among others with: air conditioning, access control, smoke detectors, raised floors, UPS.

Fit out

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

BUILDING INFORMATION

| | |
|----------------------|----------------------|
| Building status | Existing |
| Building class | B+ |
| Completion year | 2019 |
| Total space | 2 700 m ² |
| Office gross space | 2 696 m ² |
| Office net space | 2 590 m ² |
| Average floor size | 910 m ² |
| Add-on factor | 4.7% |
| Above ground floors | 4 |
| Underground floors | 1 |
| Surface parking lots | 17 |
| Garage parking lots | 40 |
| Parking ratio | 47 |

LEASE TERMS

| | |
|------------------------|-------------------|
| Available space | After log in |
| Minimum rentable space | 98 m ² |
| Asking rent | After log in |
| Service charges | After log in |
| Surface parking rent | After log in |
| Garage parking rent | After log in |



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