Textorial Park B

Fabryczna 17, Lodz





Location

Textorial Park is situated at the very heart of Łódź, at Fabryczna Street, within an area that is recognized locally and internationally as one of the most attractive and charming parts of the city. Due to the close vicinity of both Piłsudskiego and Kilińskiego Streets it can be accessed easily and quickly by both private and public transportation. The Łódź Władysław Reymont Airport is situated approx. 15 minutes drive form the building.

Description

Textorial Park is a complex of three, class A office buildings offering in total 11 600 m2 of rentable area. Building B is offering approx. 4 240 m2 of office space to let, spread on 3-storeys. Typical floor plate is about 1 100 m2. The building is equipped with: air conditioning, 24 hour security and smoke detectors among others. The project also provides about 160 under- and 80 - above the ground parking spaces for tenants' use.

Fit out

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

BUILDING INFORMATION

Building status	Existing
Building class	B+
Completion year	2009
Green certificate	BREEAM
Total space	4 240 m ²
Office gross space	4 240 m ²
Office net space	4 006 m ²
Average floor size	1 500 m ²
Add-on factor	6%
Above ground floors	3
Surface parking lots	79
Garage parking lots	161
Parking ratio	70

LEASE TERMS

Avail	able space	After log in
Minir	num rentable space	500 m ²
Askir	ng rent	After log in
Serv	ice charges	After log in
Surfa	ace parking rent	After log in
Gara	ge parking rent	After log in
Minir	num lease term	5 years

Colliers



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