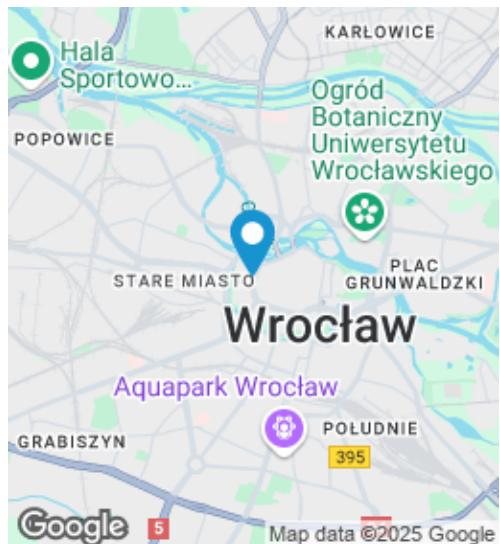


Times

ul. Kazimierza Wielkiego 1, Wrocław



Location

The building is situated in the heart of Wrocław, at the crossing of main arteries of the city (Kazimierza Wielkiego and Ruska Streets). This perfect location enables outstanding communication with other parts of the city. Tram and bus stops and large municipal parking lots are located in immediate vicinity of the real estate. The object is surrounded by numerous hotels, office buildings and service premises.

Description

The Times is a 3-storey building class A, offering approx. 1 700 sq m of office space to let. Typical floor plate is 750 sq m. It provides also 27 outdoor and 19 underground parking lots. The interiors of the buildings are designed to create spacious and convenient premises providing maximum area and comfort of office staff.

Fit out

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

BUILDING INFORMATION

Building status	Existing
Completion year	2008
Total space	5 000 m ²
Office gross space	1 700 m ²
Average floor size	750 m ²
Add-on factor	8.48%
Above ground floors	3
Surface parking lots	27
Garage parking lots	19
Parking ratio	100

LEASE TERMS

Available space	After log in
Minimum rentable space	60 m ²
Asking rent	After log in
Service charges	After log in
Garage parking rent	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).