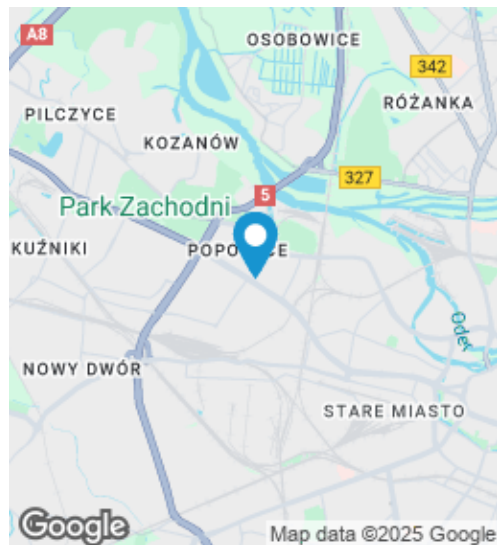


# Vision Offices

ul. Legnicka 55, Wrocław



## Location

The building is situated at Legnicka Street connecting city center with Western Business District and Wrocław Airport. In close vicinity the biggest shopping mall in Wrocław - Magnolia Park.

## Description

Vision Offices is a class B+ office building offering approx. 8 250 sq m of office space to let spread on 6-storeys. The building provides 167 underground parking places for tenants' use. Under renovation.

## Fit out

Air conditioning, Raised floors, Operable windows

## BUILDING INFORMATION

Building status	Existing
Building class	B+
Completion year	2008
Total space	8 250 m <sup>2</sup>
Office gross space	8 250 m <sup>2</sup>
Office net space	5 000 m <sup>2</sup>
Average floor size	1 100 m <sup>2</sup>
Add-on factor	5.87%
Above ground floors	7
Underground floors	1
Surface parking lots	8
Garage parking lots	167
Parking ratio	50

## LEASE TERMS

Available space	After log in
Minimum rentable space	15 m <sup>2</sup>
Asking rent	After log in
Service charges	After log in
Garage parking rent	After log in
Minimum lease term	1 year

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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