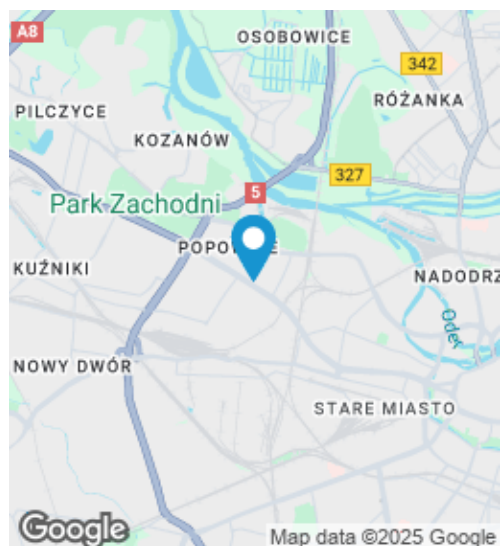


# Quattro Forum

ul. Legnicka 51/53, Wrocław



## Location

Quattro Forum is located 2,5 km far from the Main Market Square, in vicinity of the crossroad of Legnicka - main avenue connecting city center with Western Business District and as well Wrocław Airport.

## Description

Quattro Forum is a 7-storey B class building offering approx. 14 300 m<sup>2</sup> of rentable office space. Typical floor plate is 2 000 m<sup>2</sup>. There is a service / retail space on the ground floor. The object provides 144 underground and 84 outdoor parking lots.

## Fit out

Air conditioning, Sprinklers, Smoke detectors, Fiber optics, Operable windows, BMS

## BUILDING INFORMATION

Building status	Existing
Completion year	2003
Total space	18 200 m <sup>2</sup>
Office gross space	14 300 m <sup>2</sup>
Office net space	9 800 m <sup>2</sup>
Average floor size	1 900 m <sup>2</sup>
Add-on factor	5%
Above ground floors	7
Underground floors	1
Surface parking lots	61
Garage parking lots	120
Parking ratio	65

## LEASE TERMS

Available space	After log in
Minimum rentable space	50 m <sup>2</sup>
Asking rent	After log in
Service charges	After log in
Surface parking rent	After log in
Garage parking rent	After log in
Minimum lease term	3 years



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