

# WEST GATE

12 Lotnicza St., Wrocław

globalworth  
PPF



## ABOUT THE BUILDING

**16,560 sq m**

TOTAL GLA

**2015**

YEAR OF COMPLETION

**321**

PARKING PLACES

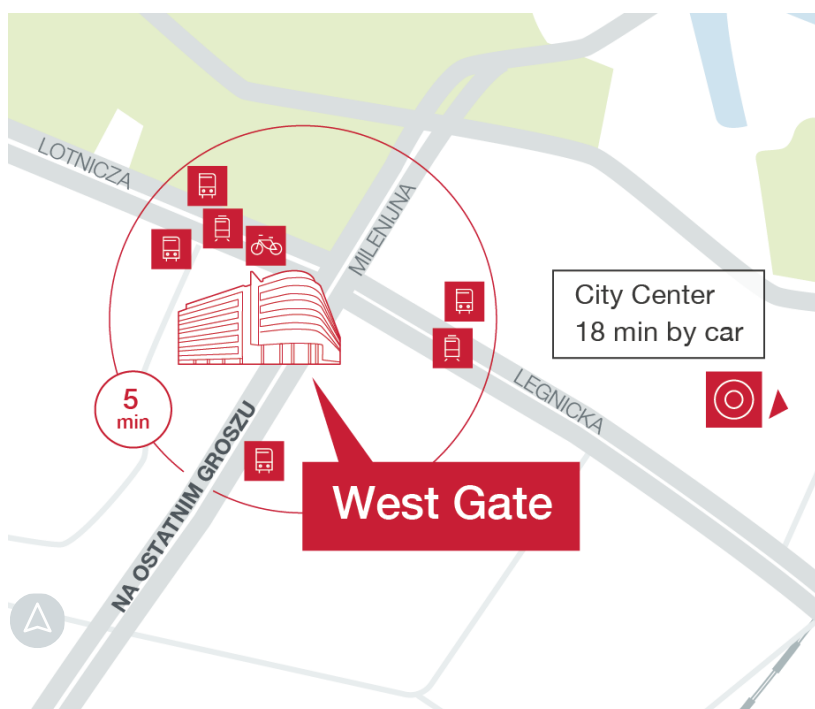
**1/100**

PARKING PLACE RATIO

**Excellent**

BREEM CERTIFICATION

West Gate is a modern office building with 17,600 sqm GLA and located in the North-Western part of Wrocław. Thanks to nearby bypass, the building is well-connected with the city center. The building has been designed in the letter „L” shape, with each floor of about 2,700 sqm; is modern and yet timeless. The property is equipped with the 2-story underground parking lot for about 320 cars.



**4 min**

by car  
A8 Highway

**10 min**

by car  
Wrocław Popowice Railway Station

**13 min**

by car  
Wrocław Airport



Tram stop



Train station



Bus stop



City Bike Wrocław

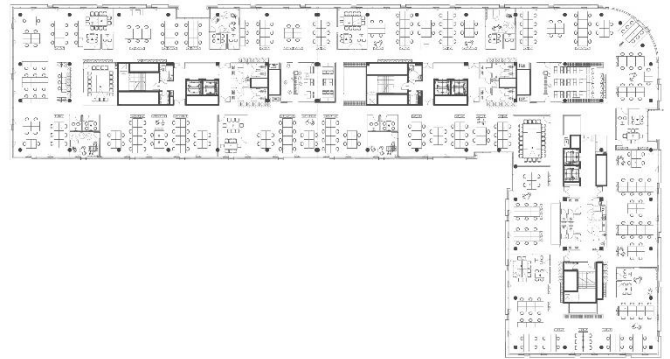
**BREEAM**  
EXCELLENT



## TYPICAL FLOORPLAN .

**1 302 sq m**

Total leasable area



## AMENITIES .

---

Canteen

---

Showers and cloakroom for cyclists

---

Medical center

---



## TECHNICAL SPECIFICATION .

---

BREEAM certificate – Excellent

---

BMS

---

Security 24/7 and CCTV

---

Raised floors

---

Suspended ceilings

---

Openable windows

---

Fiber optics

---

Air conditioning

---

Smoke detectors

---

Contactless Access control system

---

Two independent power sources

---

5 passenger lifts and 1 technical lift

---

Disclaimer: This document is for information purposes only and do not constitute any part of a binding offer or contract.



**Julie Archambault**

M: +48 882 433 752

E: julie.archambault@globalworth.pl



**Magdalena Śnieżek**

M: +48 665 057 475

E: magdalena.sniezek@globalworth.pl