



# For rent

Singaporestraat 82,  
Amsterdam





## Property description

Singaporestraat 82 is strategically located in Haarlemmermeer close to the A5 and A9 motorways. The total lettable floor area of Singaporestraat 82 is approx. 1,705.55 m<sup>2</sup> LFA, divided over the ground floor up to and including the second floor.

The ground floor consists of a central reception area, which is accessible via a passageway with automatic sliding doors. Furthermore, the ground floor is equipped as office space, lunch area, meeting rooms and a storage/warehouse area with a manually operated overhead door. The office building has 20 parking spaces located on its own grounds. The parking ratio is 1:90.

The building has a flexible layout. For example, warehouse space can be realized on the ground and 1<sup>st</sup> floor with a total combined floor area of 1,050.01 m<sup>2</sup> LFA.

## Location

Singaporestraat 82 is located in the east of Lijnden in the municipality of Haarlemmermeer on the Airport Business Park Lijnden. The business park is characterized by the presence of various (inter)national companies as well as various wholesalers and clothing companies. The area also attracts parties from the automotive industry, such as Van Mossel.

## Accessibility

Singaporestraat 82 is centrally located and directly adjacent to the A5 and A9 motorways. Schiphol Airport is only 10 minutes away. The center of Amsterdam can be reached within 15 minutes. There is a bus stop within walking distance and tram line 1 within 10 minutes walking distance. In addition, Singaporestraat 82 is situated directly on a new walking and cycling route on the site of the old A9, called "The Lint".

## Available spaces

The availability of this building is approximately 1,705.55 sq. m. lfa. divided as follows:

Ground floor	414.55 sq. m. LFA.
1st floor	635.46 sq. m. LFA.
2nd floor	655.54 sq. m. LFA.
<b>Total</b>	<b>1,705.55 sq. m. LFA.</b>





## Rent

*Office space:*

€ 150,- per sq m LFA per year, excluding VAT.

*Parking place:*

€ 500,- per place per year, excluding VAT

## Service charges

To be determined.

## Parking

The office building has 20 parking spaces located on its own grounds. The parking ratio is 1:90. An additional 75 parking spaces can be rented at Park Plaza Amsterdam Airport Hotel. This is a 5-minute walk from the Singaporestraat 82.

## Amenities

The office building is delivered with the following facilities:

- Central reception;
- Lunch area including pantry;
- Meeting rooms;
- storage/warehouse area with a manually operated overhead door;
- Open staircase;
- Floor covering;
- System ceiling with built-in fixtures;
- System walls;
- Cable ducts;
- Pantries;
- Central heating with radiators;
- Air conditioning.



## Lease term

5 years with 5 year renewal period. The notice period is 12 months. Flexible lease terms are also negotiable.

## Commencement date

Immediately.

## VAT

All amounts exclude service costs and Value Added Tax (VAT).

## Lease agreement

Lease of Office Accommodation and other Commercial Accommodation established by the Real Estate Council (ROZ) 2015.

## Contact

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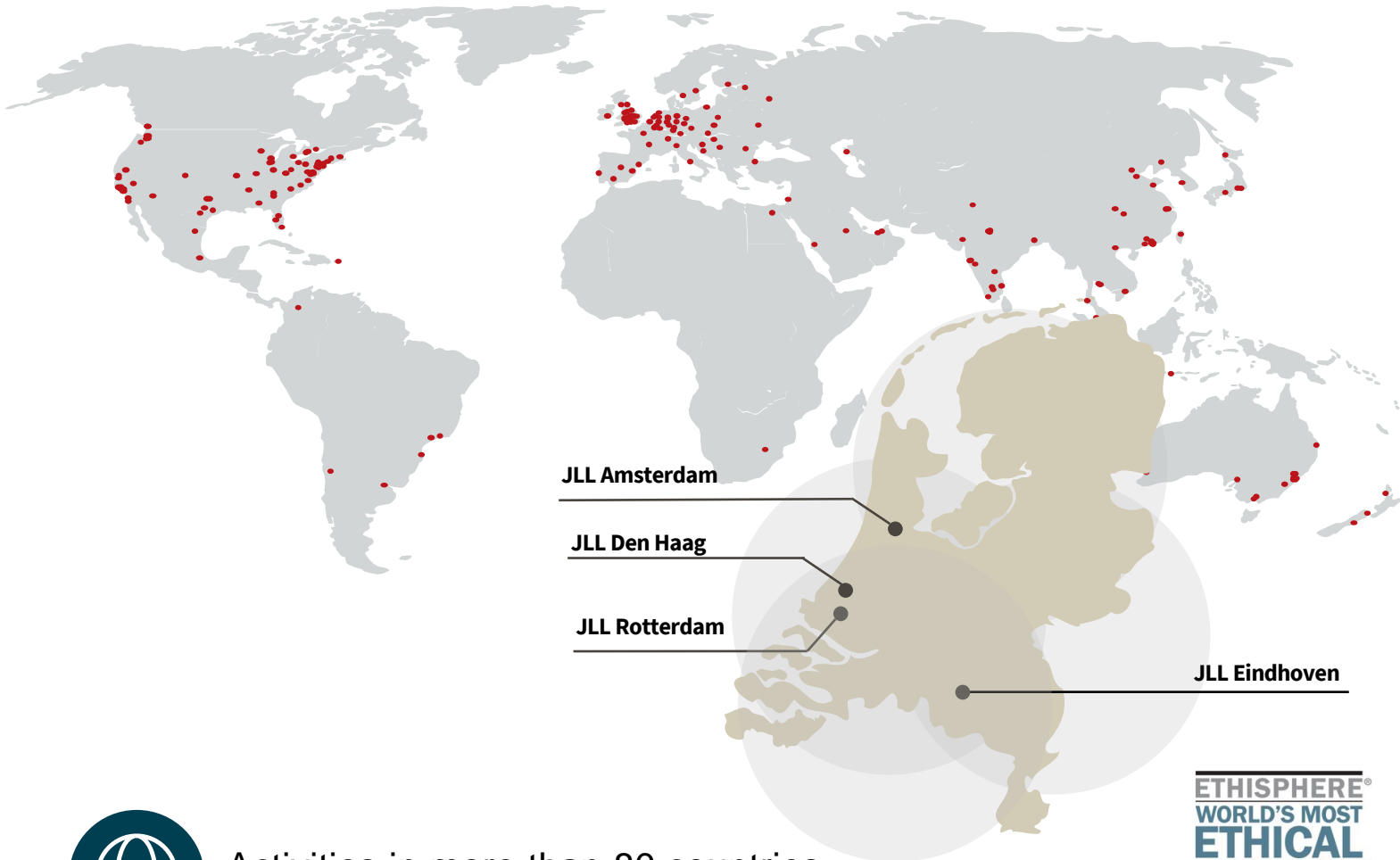






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