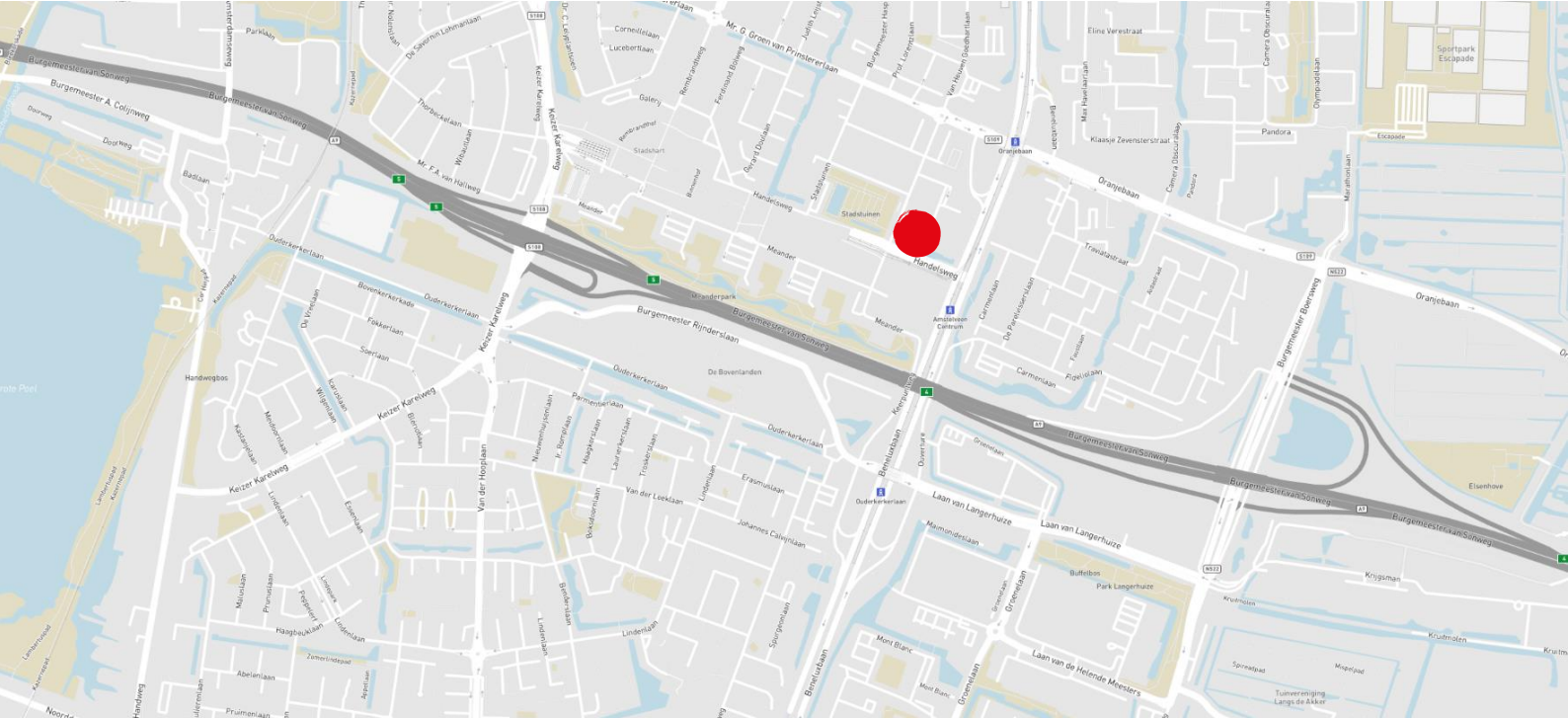




For rent

‘Parktoren’
Van Heuven Goedhartlaan 7,
Amstelveen





Property description

The Park Toren has a total floor space of 9,870 sq.m. LFA and comprises 10 floors. There is appr. 205 sq. m. available on the 4th floor.

The public areas in the office feature high quality materials such as stone and wood. In addition, the building has a reception on the ground floor, an enclosed parking garage underneath the building as well as an adjacent parking terrain.

Location

The characteristic office building "Parktoren" is located on a prominent location in Amstelveen. It overlooks the city gardens and a stone's throw away is the heart of Amstelveen, which includes 18,000 sq.m. of retail space and a theater/cinema, pop stage P60, a library and the Cobra Museum.

Furthermore, this area is characterized by the accommodation of various leading companies in the business and financial services. Companies such as Social Insurancebank, British American Tobacco, Rabobank, and Yakult are located at the Handelsplein.

Accessibility

By car

The office is easily accessible by car via the A9 motorway, exit Amstelveen Oost and the A10, exit S108 or S109 zuid. Both the A9 and A10 provide direct connections to the A4 (direction Schiphol / The Hague), A2 (Utrecht), A1 (Amersfoort).

Public Transport

Accessibility by public transportation is excellent. Within walking distance a Metro (line 51) is located which provides an optimal connection to the Amsterdam Zuidas area, WTC, South Amsterdam and Amsterdam Central Station. Furthermore, in the vicinity several bus stops are located.

Available spaces

For renting is currently available:

4th floor – Turn-key

Unit 4.02

205 sq. m. lfa. (per 1-1-2023)



Parking

The building has 15 parking places and a good parking ratio of 1:110 sq. m.

There is also a public parking garage located in front of the entrance of the office building, a one-minute walk away.

Rent

Office Space:

€ 235.00 per sq. m. lfa per year, excluding VAT.

Parking Place:

€ 1,500.00 per place per year, excluding VAT.

Service charges

€ 50.00 per sq. m. lfa per year, excluding VAT.

Amenities

The object will be delivered including:

- Very representative entrance with a manned reception area;
- System ceilings incl. light fittings;
- 3 passenger lifts;
- External sun protection;
- Very luxurious sanitary facilities with stone;
- Baopt Climate control system;
- Renovated toilet facilities;
- Luxurious floor covering;
- Joint monitoring systems.



Lease term

5 years.

Commencement date

To be discussed.

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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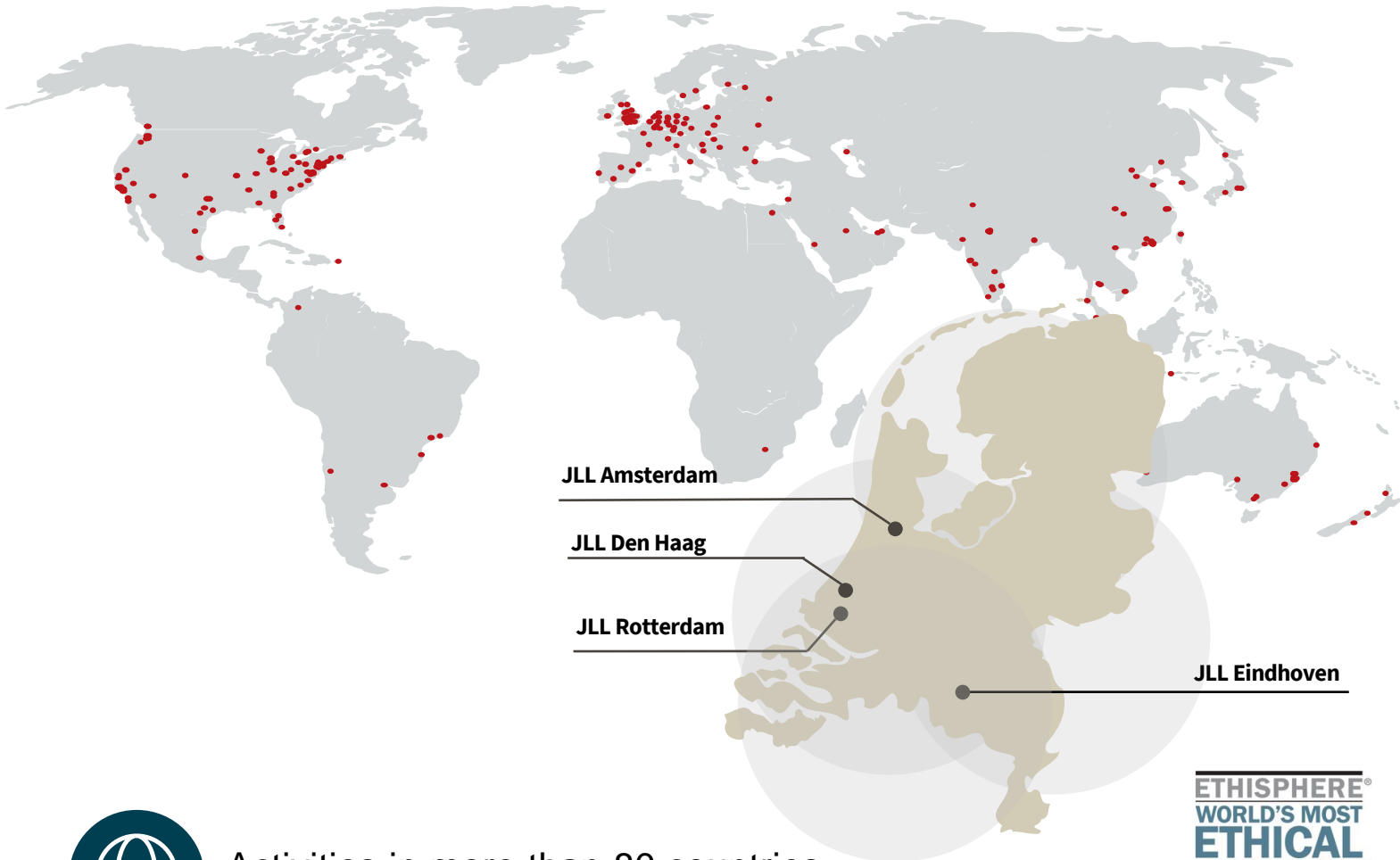






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