

# FOR RENT

Museumplein 9  
3,204 sq.m. LFA  
32 parking places





#### OFFICES

- 5 Jones Day
- 6 ICBC + Kepler Cheuvreux
- 7 De Vos en Partners
- 8 Optimix Vermogensbeheer
- 9 Endeit Capital
- 10 Credit Suisse

#### CONSULATS

- 11 US Consulate General
- 12 Turkish Consulate
- 13 German Consulate
- 14 Russian Trade Representation

#### PARKING

- 15 Q-Park Museumplein

#### SUPERMARKETS

- 16 Albert Heijn Museumplein

#### PUBLIC TRANSPORTATION

- 17 Amsterdam North/South Line Metro
- 18 Amsterdam North/South Line Metro
- 19 Tram 2,3,5,12

#### BARS – RESTAURANTS

- 20 Brasserie Keyzer
- 21 Rijks
- 22 Seafood Bar
- 23 Taiko Cuisine

#### HOTELS

- 24 Hotel NH Amsterdam Museum Quarter
- 25 Conservatorium Hotel

#### SHOPS

- 26 Chanel
- 27 Versace
- 28 Cartier
- 29 Louis Vuitton
- 30 Royal Coster Diamonds

#### LEISURE

- 31 Swimmingpool Zuiderbad
- 32 Moco Museum
- 33 House of Bols



1 Rijksmuseum



2 Van Gogh Museum



3 Stedelijk Museum



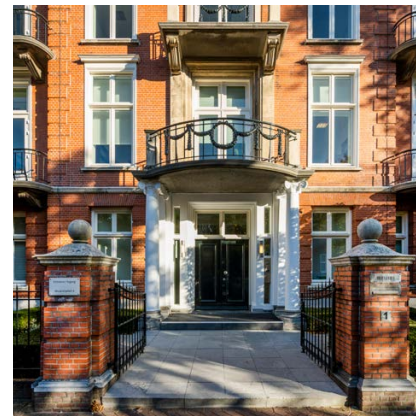
4 Concertgebouw

## OBJECT

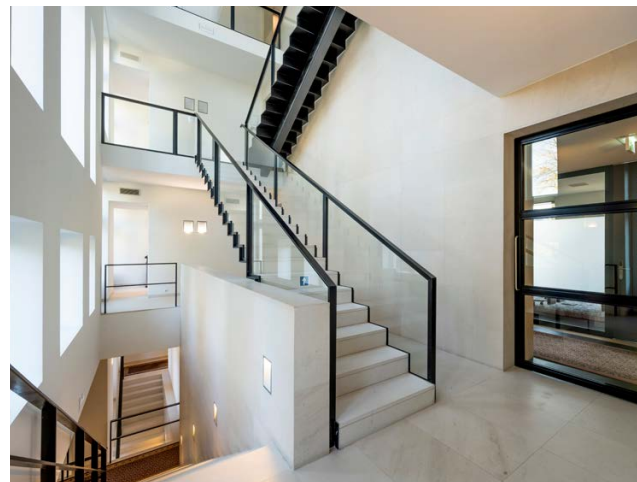
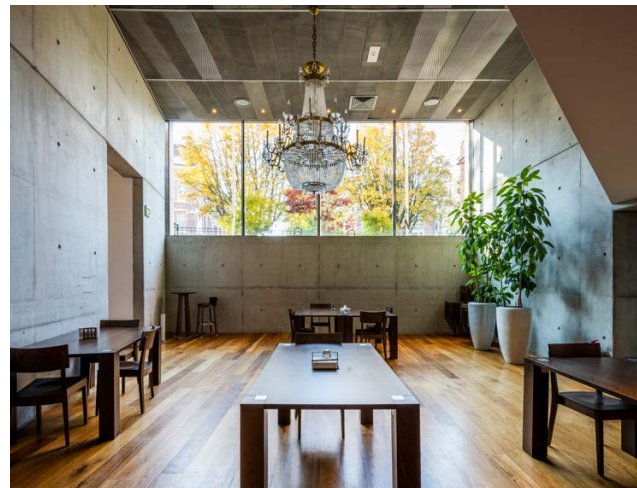
This high-quality office building is located in the city centre directly on the Museumplein with a beautiful view on the Concertgebouw, Rijksmuseum and Van Gogh Museum. The building has a very contemporary and rich historical look and features a spacious garden with a large roof terrace.

The surroundings are decorated with the presence of lots of greenery. In combination with a rich diversity of stores, restaurants, museums, hotels and other office buildings, this creates a very pleasant work environment. Several museums, P.C. Hoofdstraat and Vondelpark are located in the immediate vicinity.

The building is easily accessible by private and public transport. There are 32 parking spaces available in the underground parking garage. As well more parking facilities are available in the direct vicinity. This high-end building will be delivered in turn-key condition including data cabling.







## INFORMATION

### Floor area

A total of approx. 3,204 sq.m. LFA office space is available for rent, divided as follows:

- Souterrain: approx. 502 sq.m. LFA
- Ground floor: approx. 675 sq.m. LFA
- 1st floor: approx. 618 sq.m. LFA
- 2nd floor: approx. 571 sq.m. LFA
- 3rd floor: approx. 528 sq.m. LFA
- 4th floor: approx. 310 sq.m. LFA

### Rental price

€ 495.- per sq.m. per year, excl. service costs and VAT.

### Lease term

5 + 5 years.

### Service costs

To be determined.

### Availability

In consultation.

### Parking

€ 4,000.- per parking place per year, excl. VAT.

## DELIVERY LEVEL

- A classic look combined with modern aspects;
- Own spacious city garden;
- Roof terrace;
- Security system;
- Two showers;
- Lifts;
- One freight elevator (1,500 kg);
- Cat. 6 computer cabling;
- Reception desk;
- Separate sanitary groups per floor;
- Three separate entrances;
- Board room;
- Meeting room;
- Kitchen;
- Bar.





## ACCESSIBILITY

### By public transport

Tram lines 2, 3, 5 and 12 stop around the corner at the stops 'Museumplein', 'Rijksmuseum' and 'Van Baerlestraat'. Also, the North/South Line is located at a few minutes walking distance. These stops are well connected with Amsterdam Central Station, Schiphol and Amstelveen.

### By car

The property is easily accessible by car via exit S108 and S109. Not only these roads, but also the highway A10 can be reached within minutes.



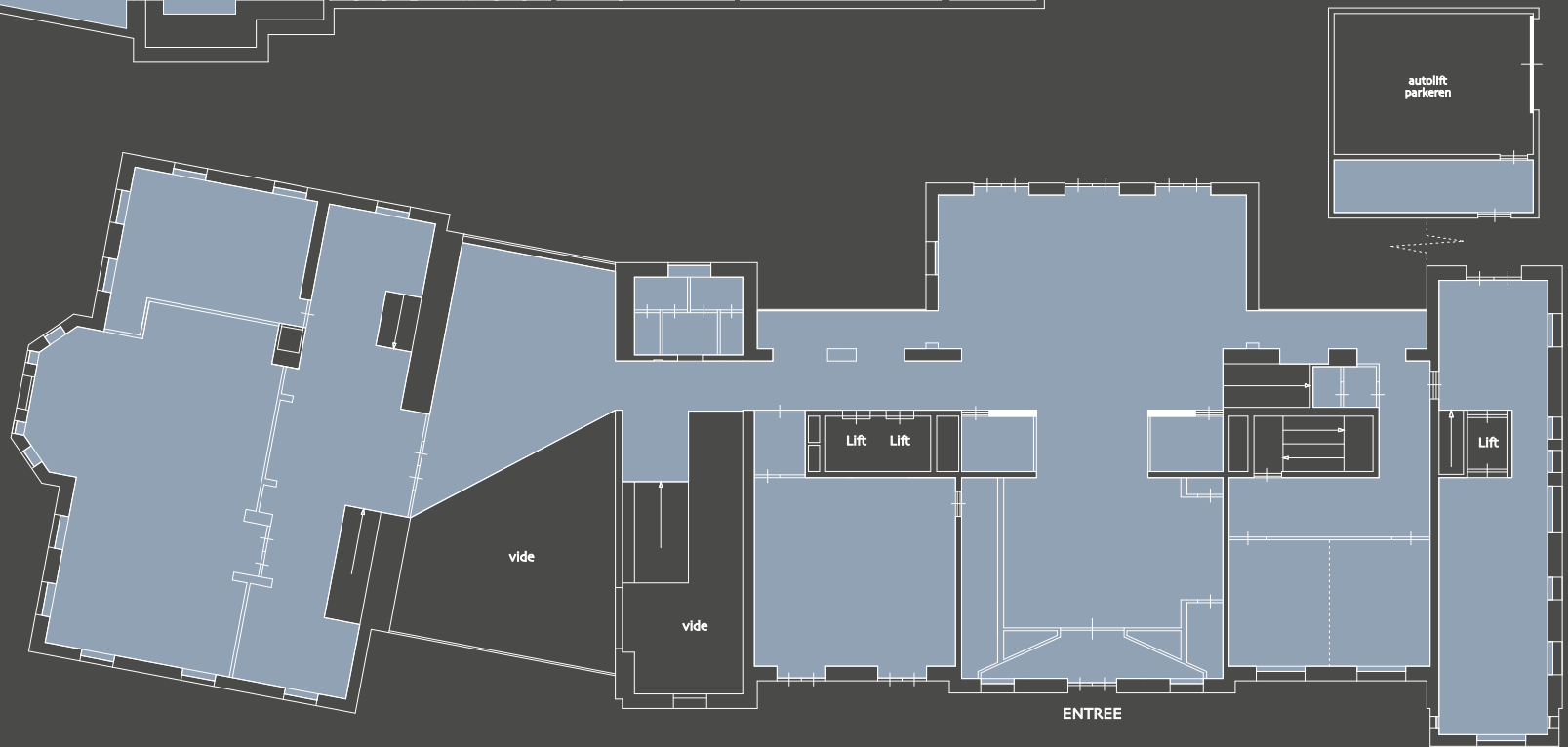
**SOUTERRAIN**

approx. 502 sq.m. LFA



**GROUND FLOOR**

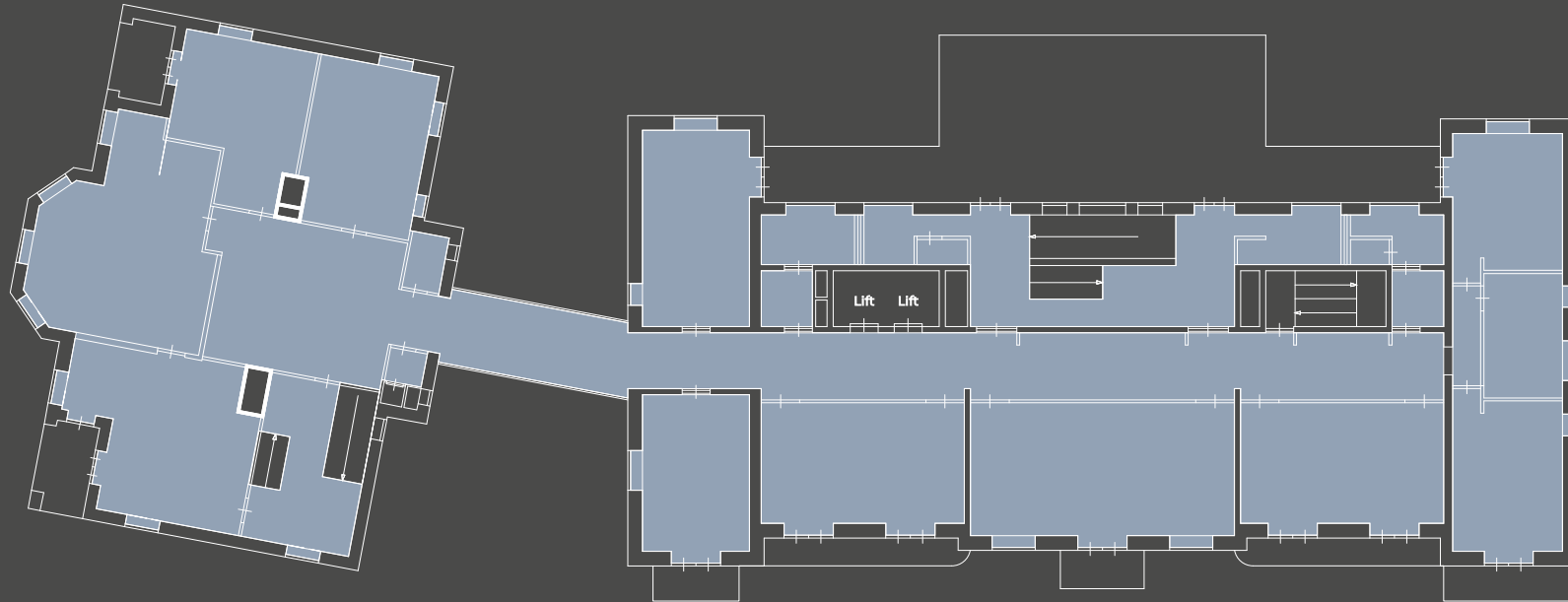
approx. 675 sq.m. LFA





**1st FLOOR**

approx. 618 sq.m. LFA

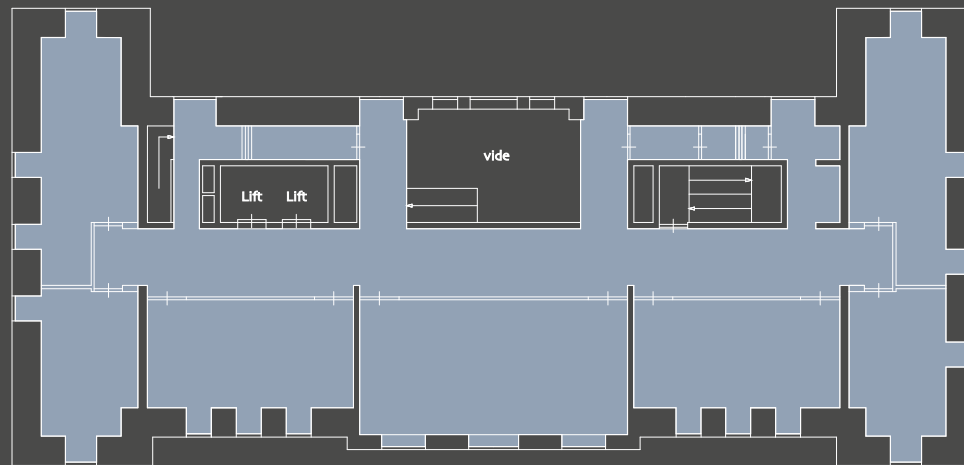
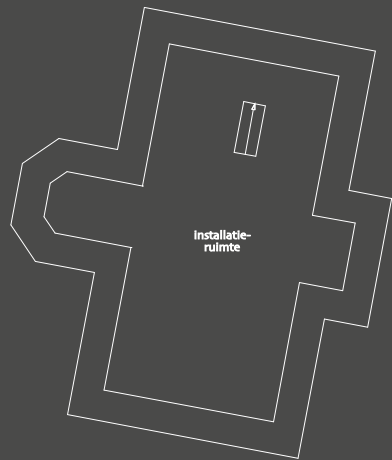


**2nd FLOOR**

approx. 571 sq.m. LFA

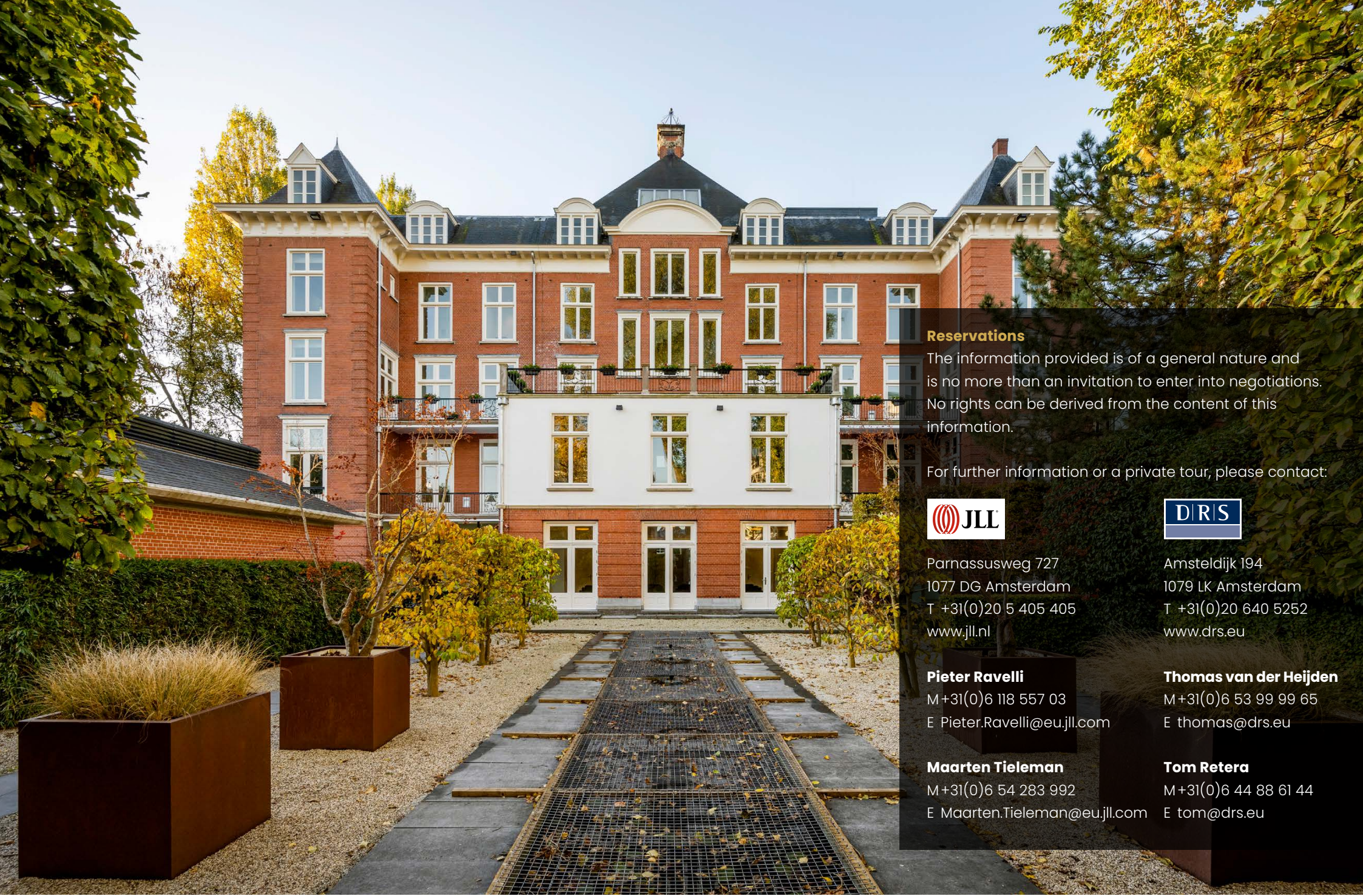
### 3rd FLOOR

approx. 528 sq.m. LFA



### 4th FLOOR

approx. 310 sq.m. LFA



### Reservations

The information provided is of a general nature and is no more than an invitation to enter into negotiations. No rights can be derived from the content of this information.

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