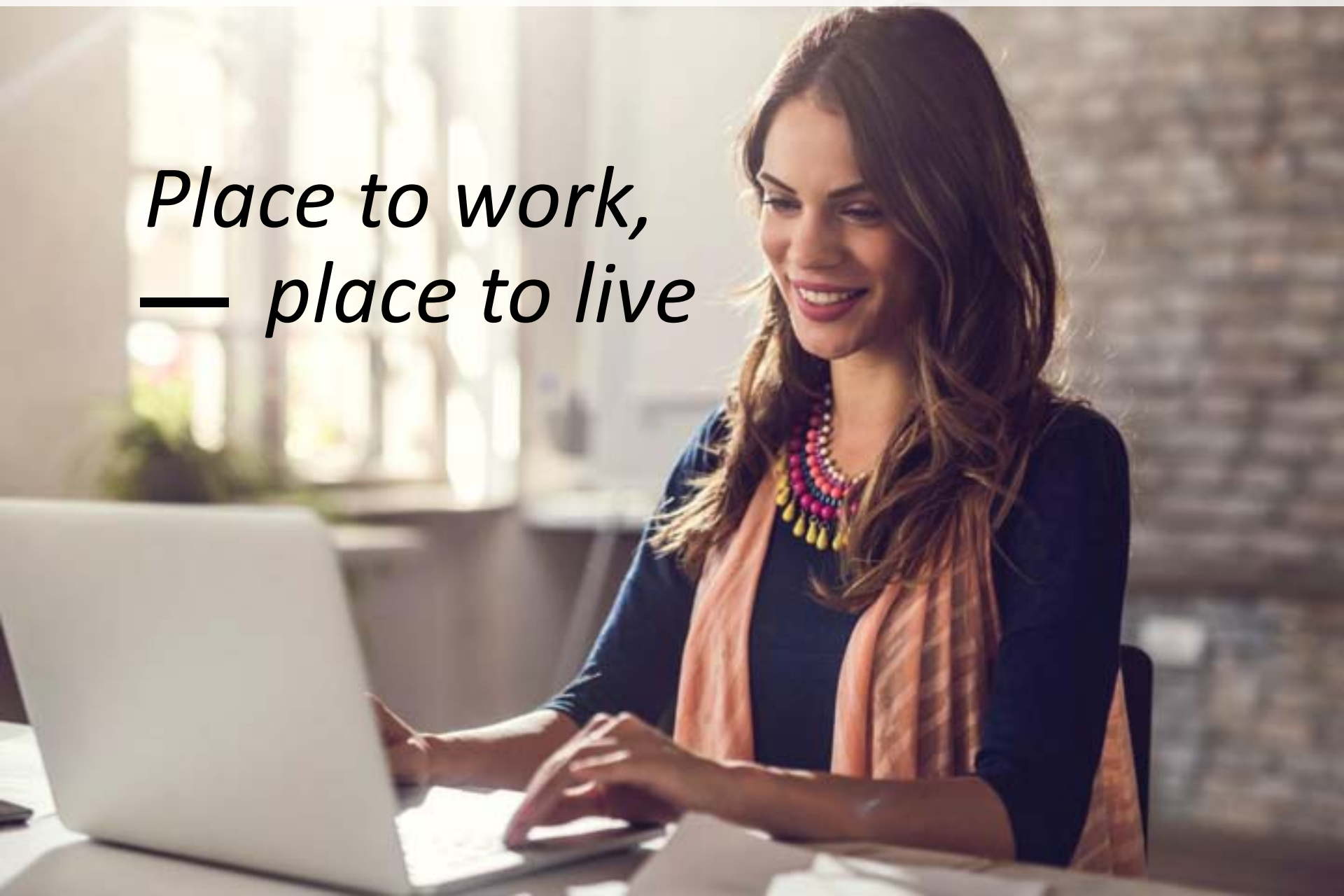


*Place to work,
— place to live*

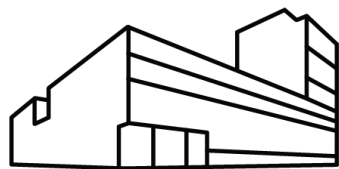




*Daszyńskiego roundabout:
— new business centre in Warsaw*



New business district of Warsaw



LIXA

BNP, Solenis, Yareal



The Warsaw Hub

Cushman & Wakefield



Warsaw Spire

JLL, Frontex



Mennica Legacy Tower

mBank, WeWork



Browary Warszawskie

L'Oreal



Spark

Skanska, UPC



Proximo I & II

Pracuj.pl



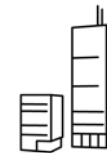
ARTN

*Allegro,
Japan Tobacco*



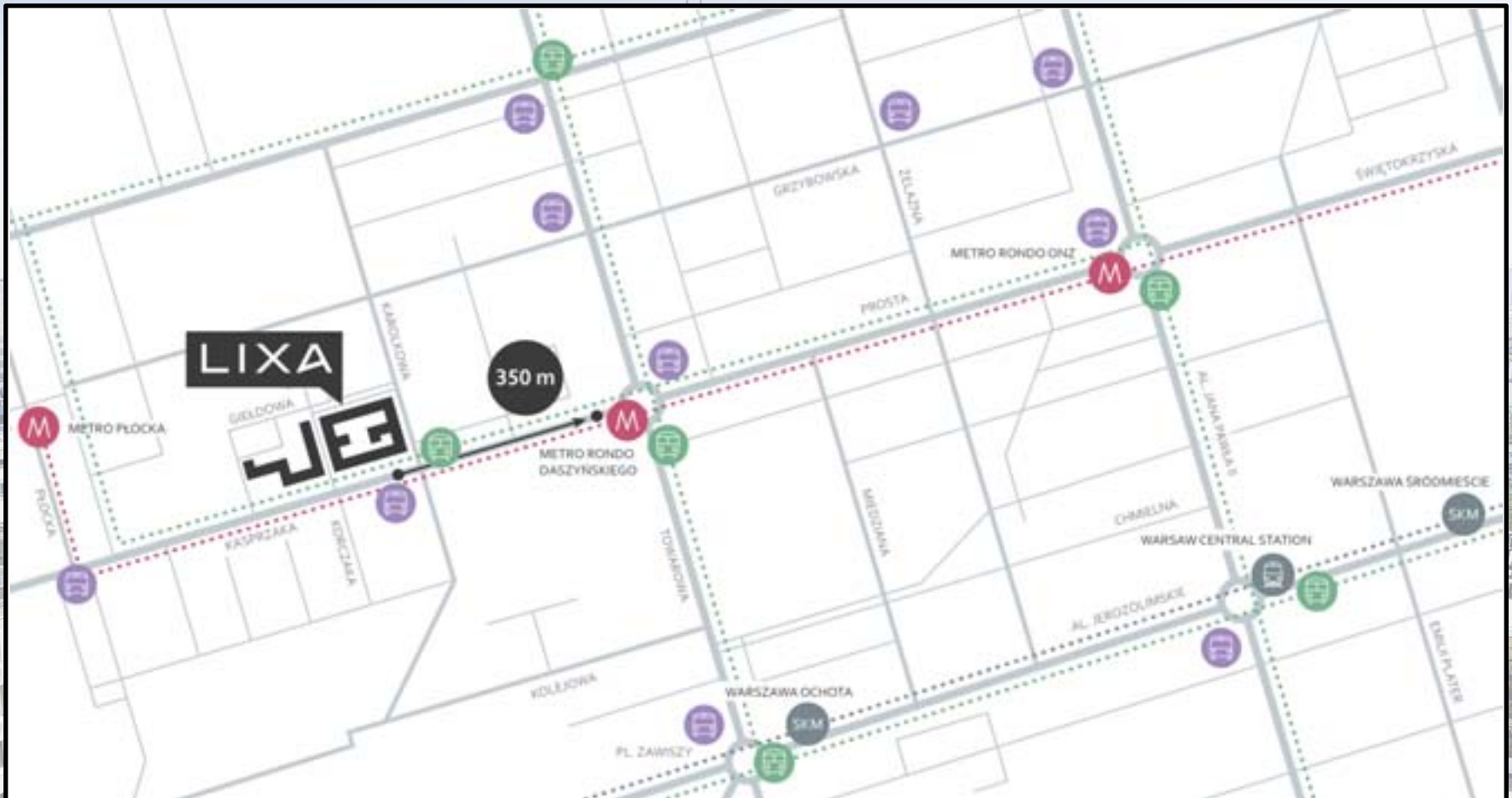
Warsaw Unit

Warta, CBRE



Generation Park

PZU Group, CitiBank



Great transportation links



Metro station



Bus stop



Tram stop

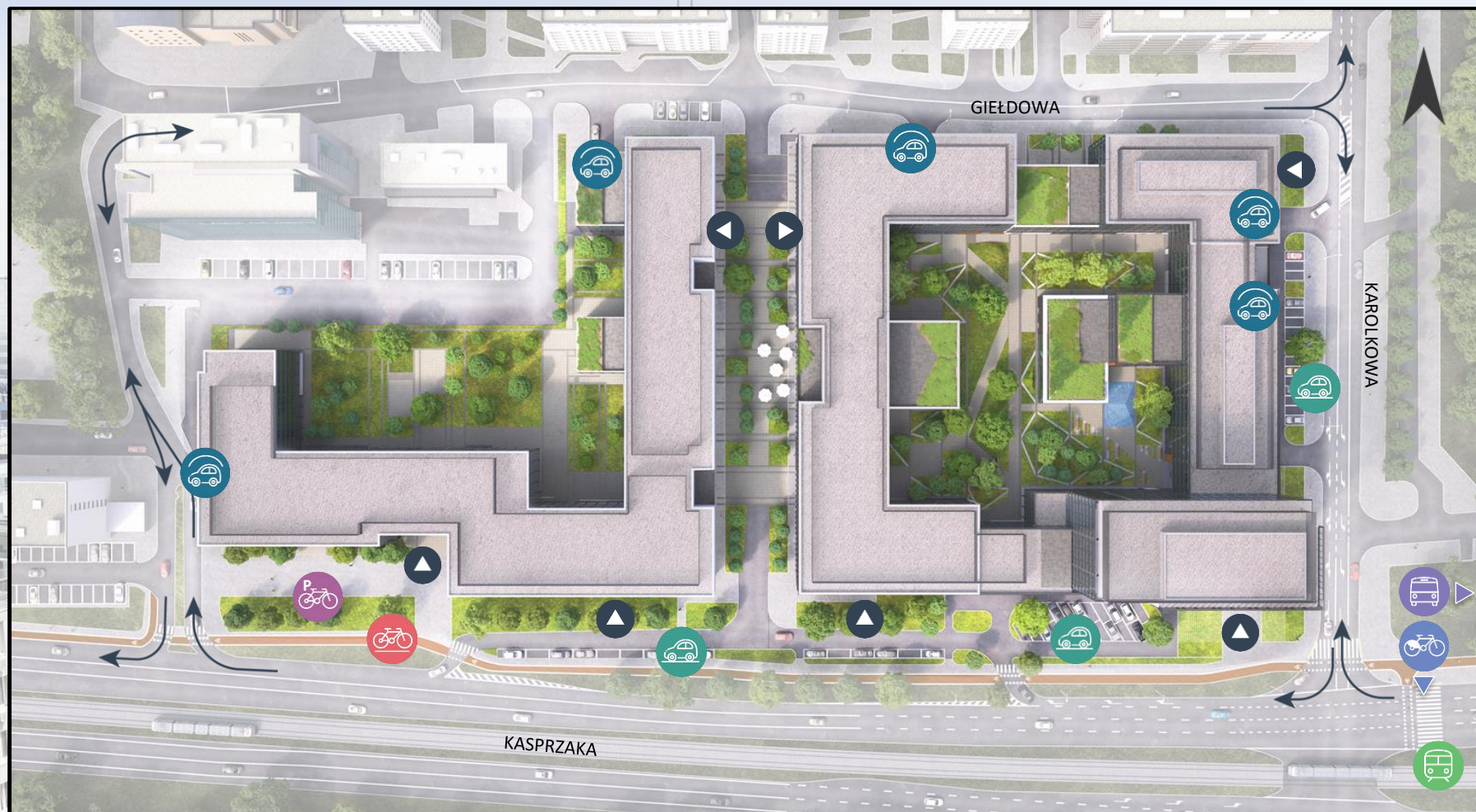


Main railway station



Regional railway station





Traffic flow



Bus stop



Underground parking



Bicycle path



Bicycle racks



Main entrances



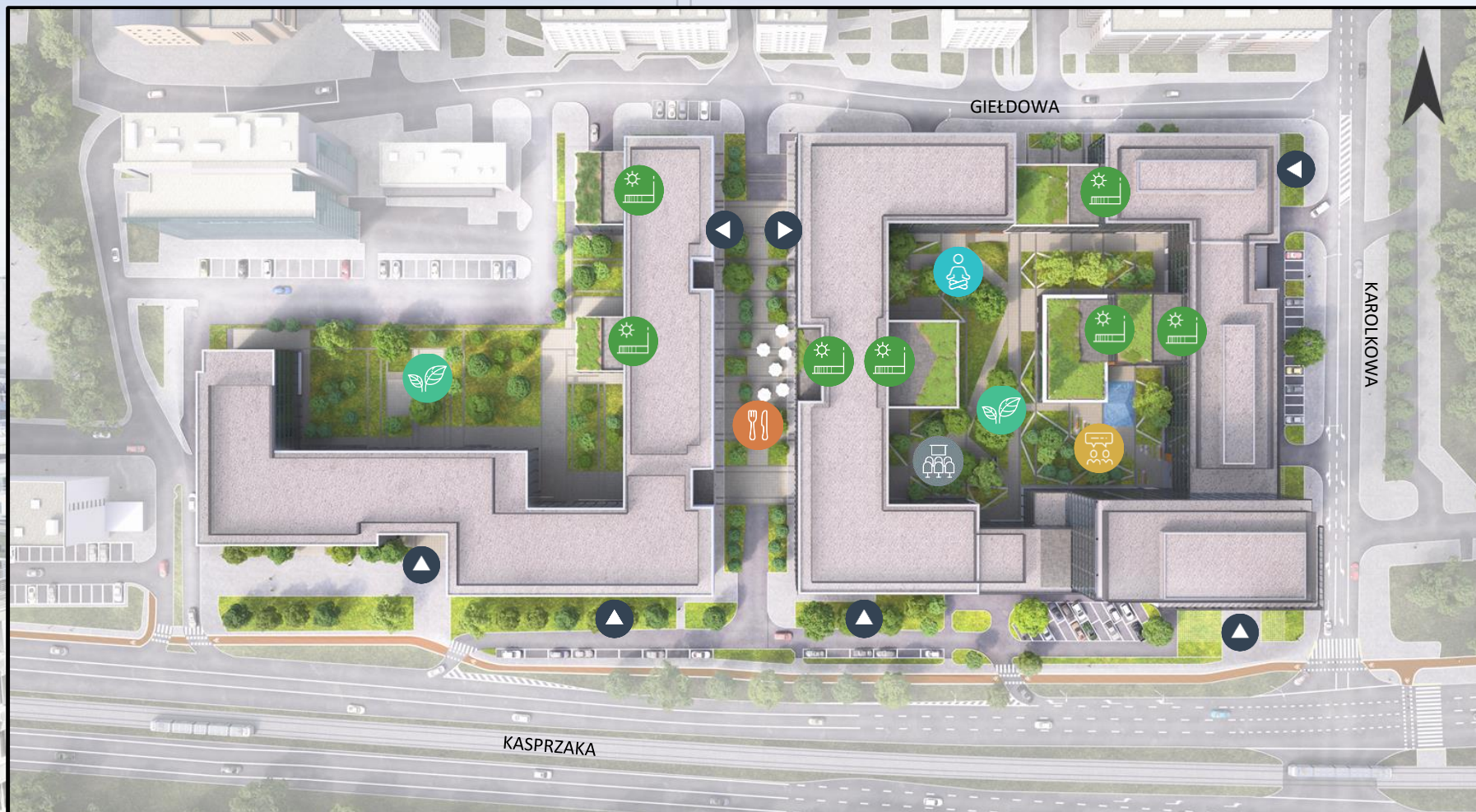
Tram stop



Surface parking



Public bicycle station



Main entrances



Relaxation area



Co-working area



Passage



Patio & green areas



Terrace

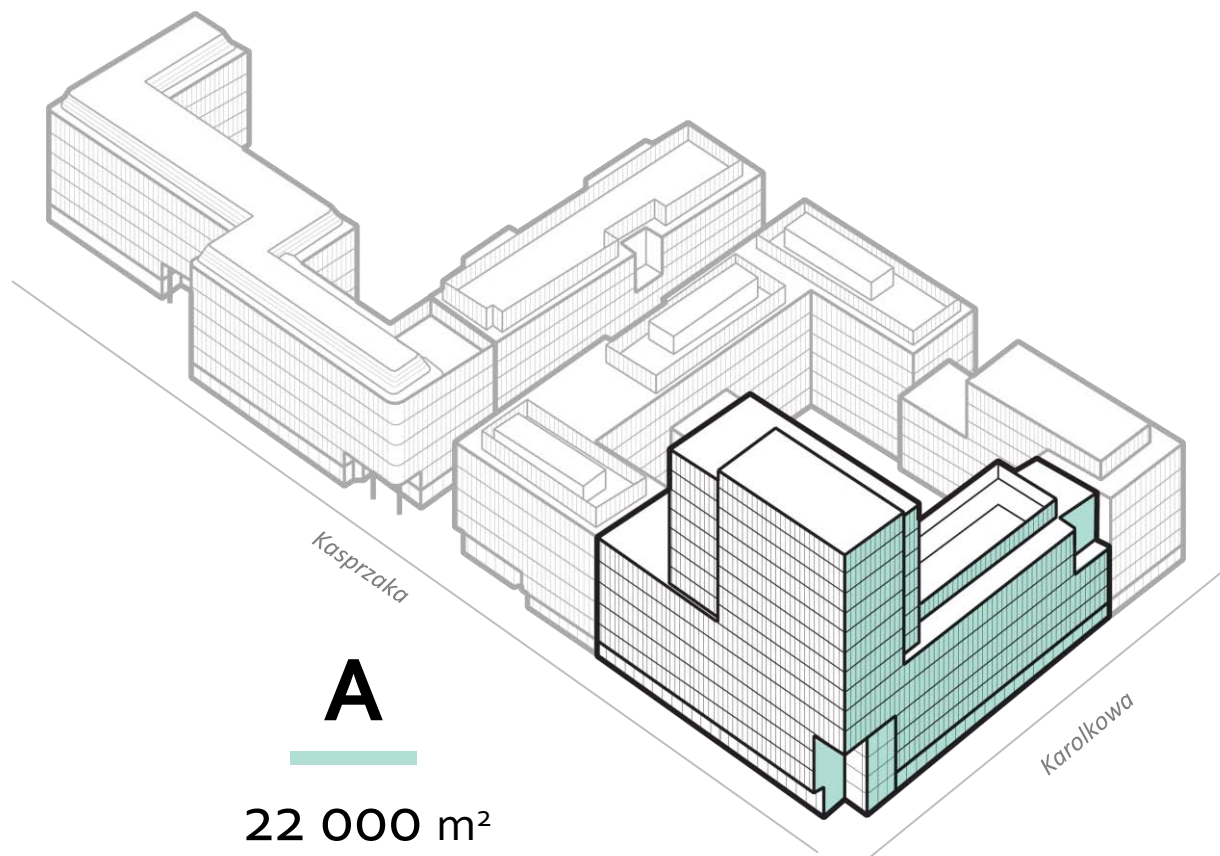


Event area

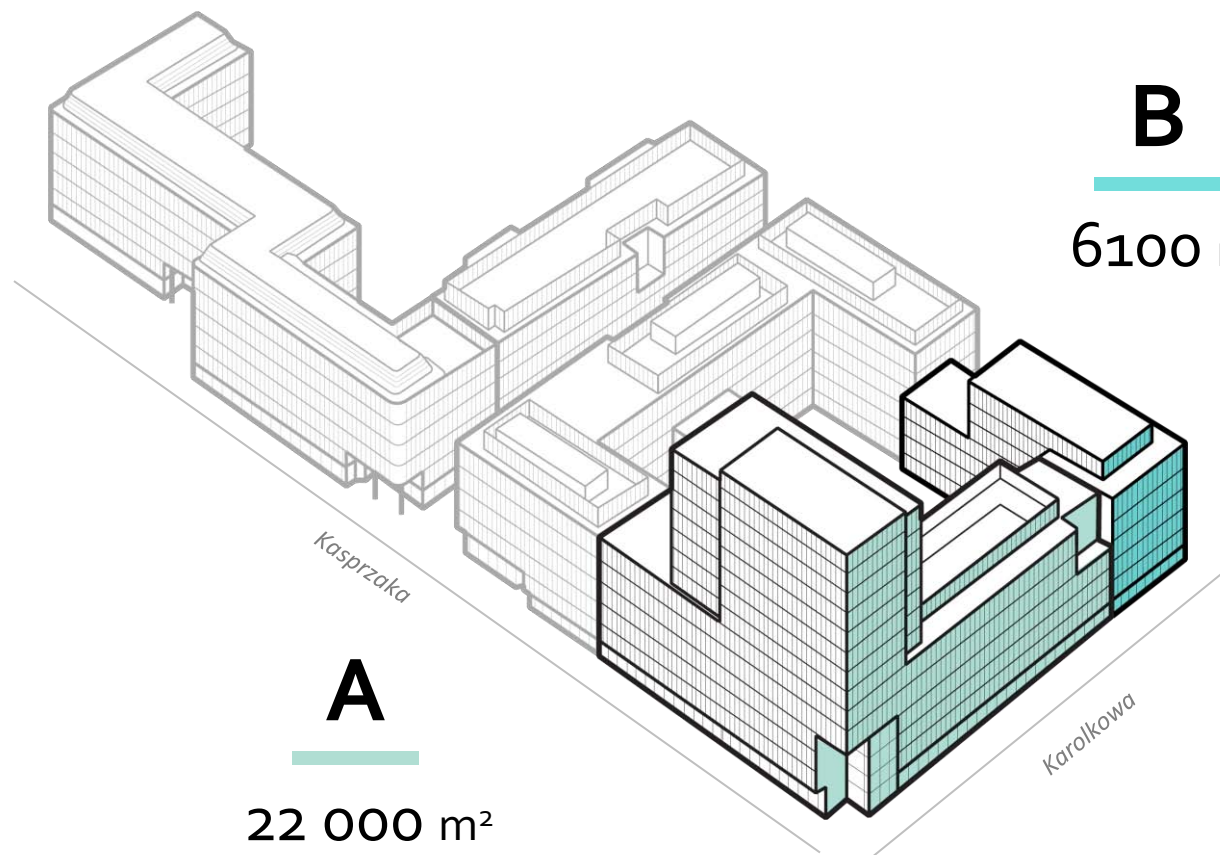
LIXA

*New dimension
— of work*

Phases

1**2020**
completion
date

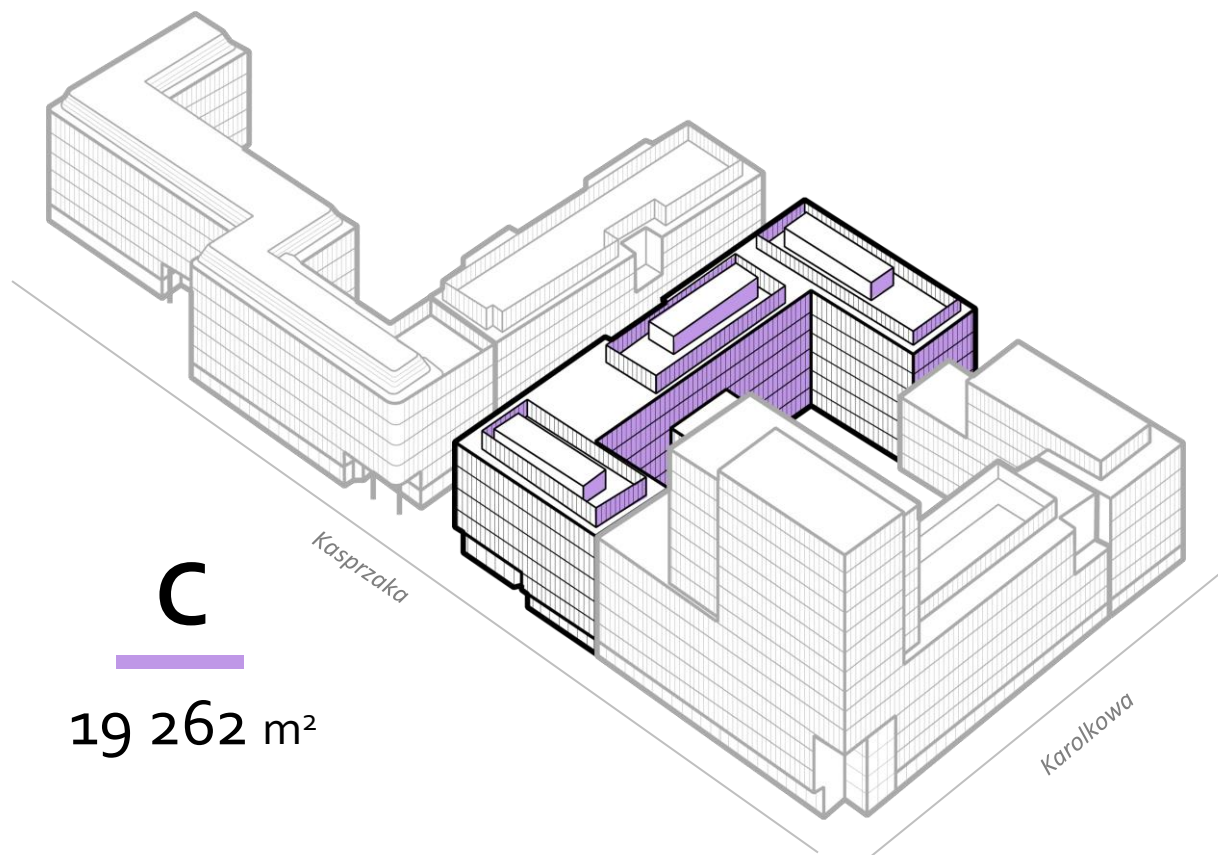
Phases

1**2020**
completion
date

Phases

2

2022
completion
date



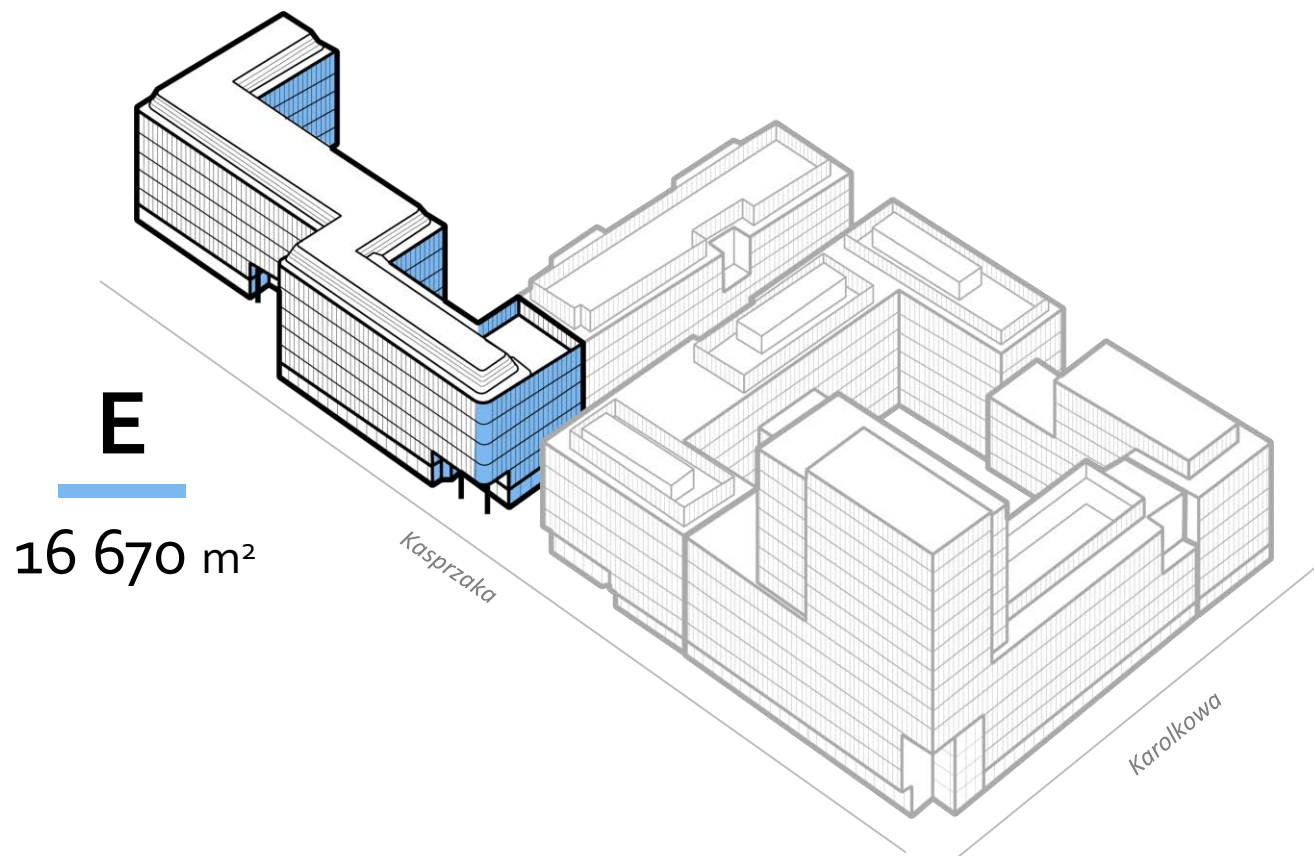
C

19 262 m²

Phases

3

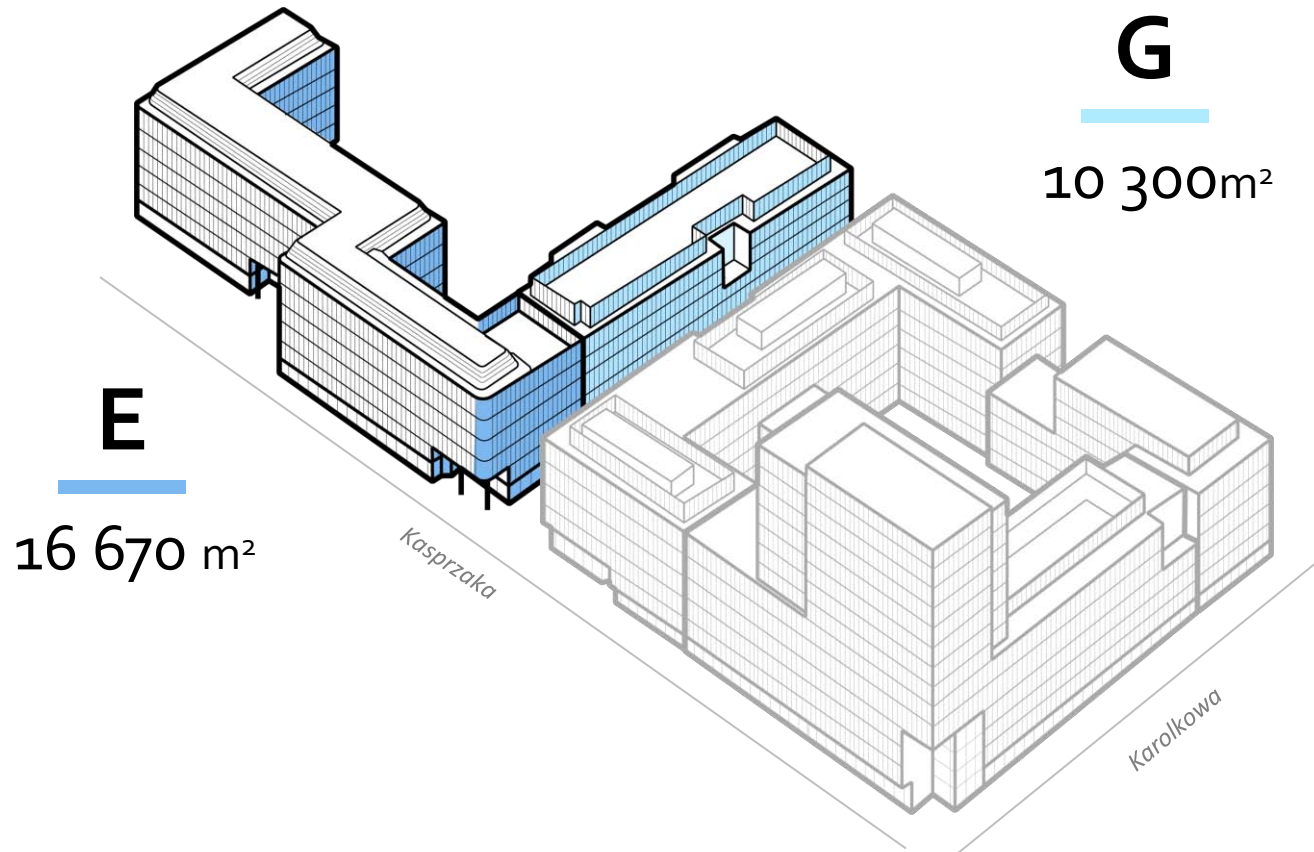
2024
completion
date



Phases

3

2024
completion
date



Building A

22 000 m²

Total leasable area



Fully leased by
BNP Paribas



Building B

6100 m²

Total leasable area



Building C



Kasprzaka

19 262 m²

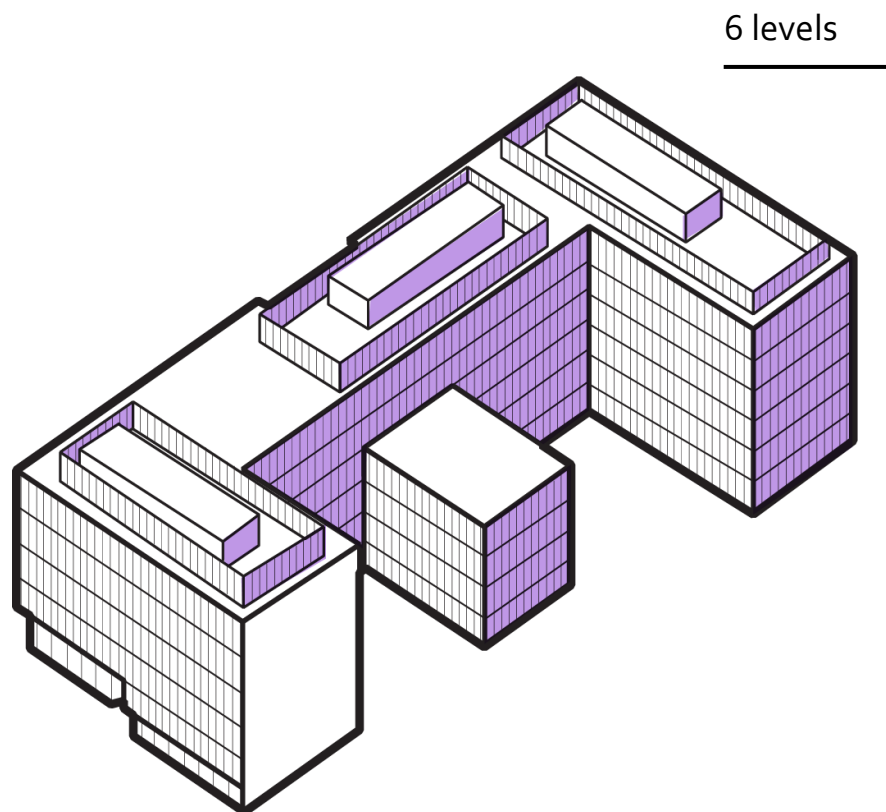
Total leasable area

269

Parking spaces

6,85%

Add-on factor



LIXA



LIXA



LIXA

*Create the space
— around you*

Building C office arrangement

3784 m²

Leasable area

The typical floorplate gives flexibility
in adapting the space.



Kasprzaka



Kasprzaka

*Human-oriented
— working spaces*



Modern technological solutions



Free cooling in the winter



Pre-heating recuperation



Mobile apps

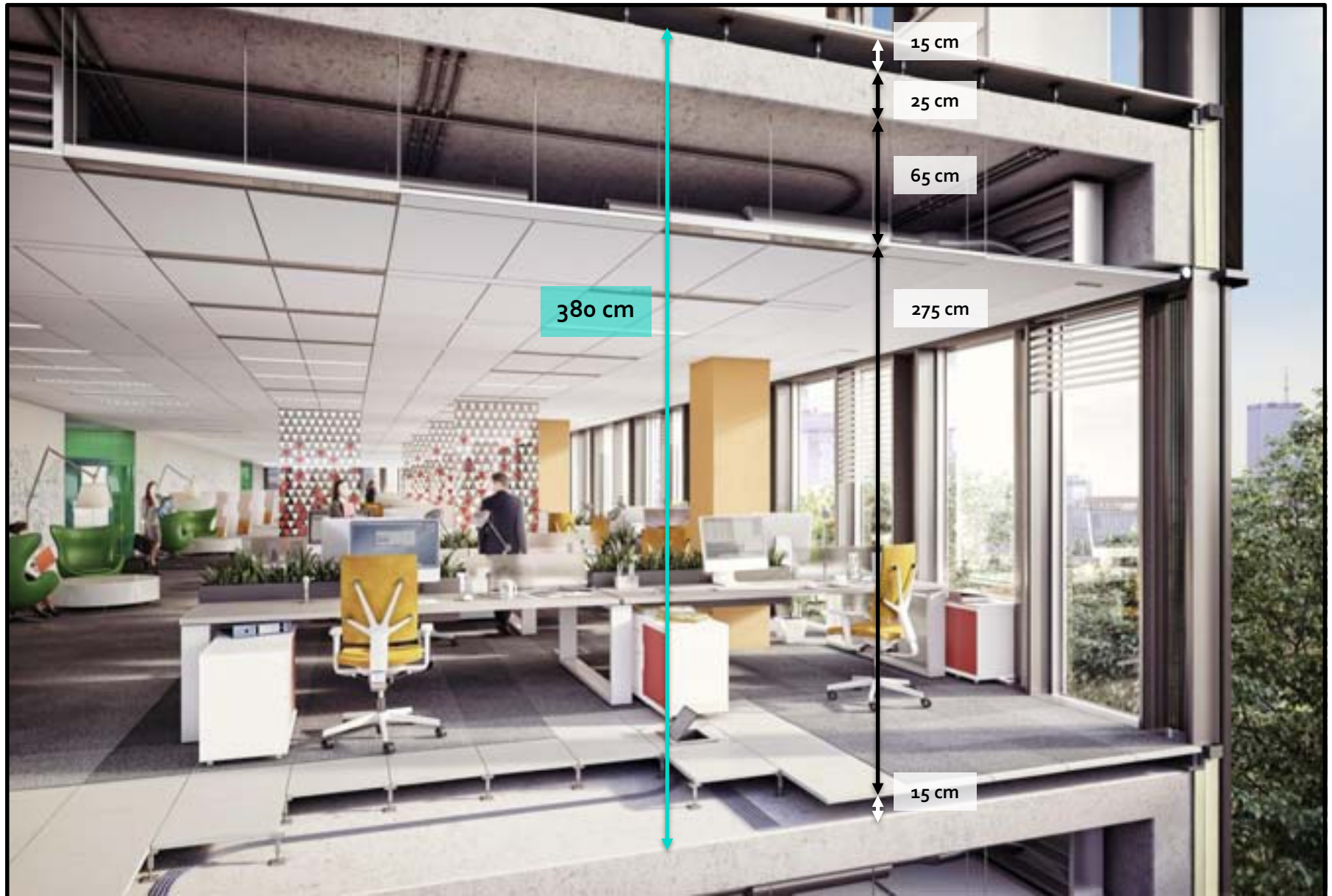


Openable windows



Led lighting





*Good atmosphere
— is a good start*



Amenities in the building



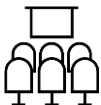
Green patio for meet ups and relaxation



Retail including canteen and coffee shop



Amenities for cyclists: bike parking, showers and lockers



BNP Auditorium



Electric plugs for cars



Parcel lockers





LIXA















LIXA's advantages

- Location in business heart of Warsaw
- Human scale – 5 floors only
(possibility to use the stairs)
- Great visibility of the complex
- Stunning architecture with a campus-style design
- Green landscaping
- Unmatched working environment
- Mixed-use neighbourhood
- Variety of public transportation
- BREEAM Certification – Excellent rating





Everything within your reach

- | | | | | | |
|----------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------|
|  ATM |  Car wash |  Museum |  Fitness |  Hotel |  Bakery |
|  Pharmacy |  Paczkomat |  Beauty salon |  Swimming pool |  Residential investment |  Restaurant |

LIXA



LIXA



LIXA



LIXA



LIXA





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