

Office for rent at @22

Ref. AOB2510012

Barcelona / Poble Nou

- ✓ Security
- ✓ Concierge
- ✓ A/C
- ✓ Heating
- ✓ Parking
- ✓ Condition: New
- ✓ Terrace



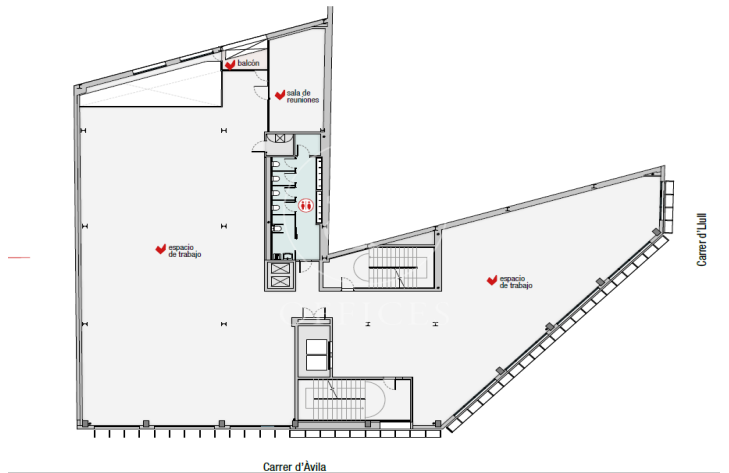
19,025 € | 761 m<sup>2</sup> + 3 m<sup>2</sup> terrace

COR Innovations Factory, located on the strategic Àvila Street, very close to the Olympic Port and Barcelona's beaches. This location is in a high-tech area with excellent public transport connections and easy access to main roads. The surroundings offer a wide range of gastronomic options and services that facilitate professionals' daily life. Excellent connections: Airport: 20 minutes Car: Good connections via Av. Diagonal Metro: L4 Bus: 6, 136, B20, B25, H14, V23, N6, N8, N11 Bicing Building and office features: 5-story building plus basement with private parking. Glass façade ensuring a bright and pleasant office. Advanced access security control via biometrics and personalized codes per floor. Fully equipped common kitchen (office kitchen). Large communal terraces of 178 m<sup>2</sup>, ideal for breaks or informal meetings. Training rooms and multipurpose spaces adaptable to different needs. Fully furnished offices, wired and decorated with modern and functional design. Locker rooms with showers, bicycle parking, and smart lockers for added convenience. Lounge area for networking and active breaks. LEED Platinum sustainability certification and energy efficiency class C, reflecting a commitment to the environment.









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Contact us today for more information or to arrange a viewing

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