

## Office for rent in Sants-Montjuïc (Barcelona )

Ref. AOB2304012

### Barcelona / Sants-Montjuïc

- ✓ Security
- ✓ Concierge
- ✓ A/C
- ✓ Heating
- ✓ Parking



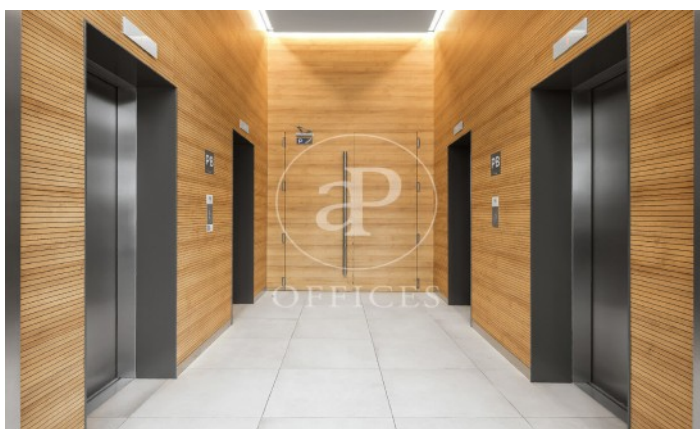
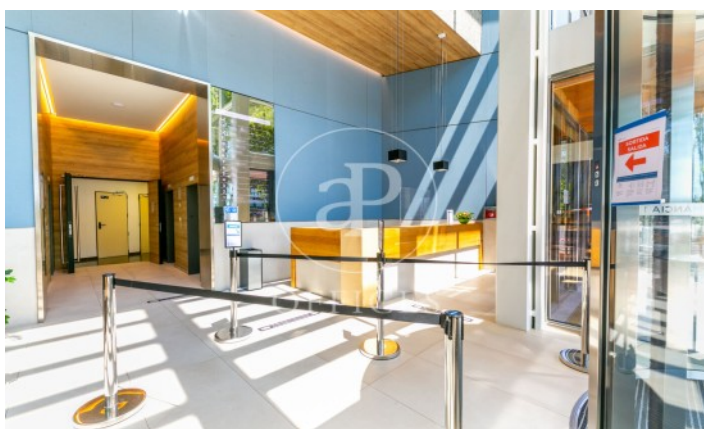
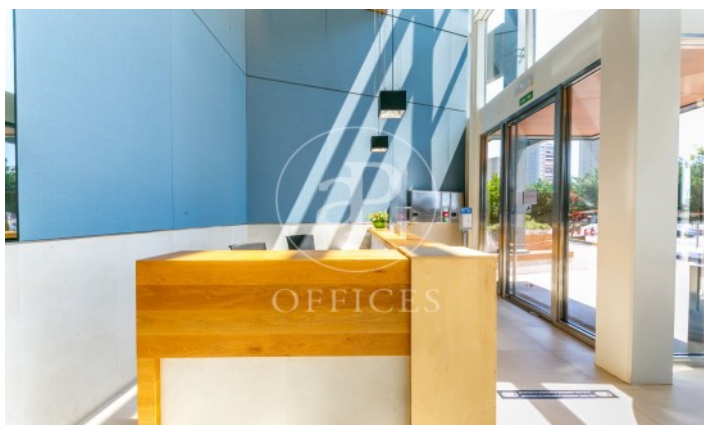
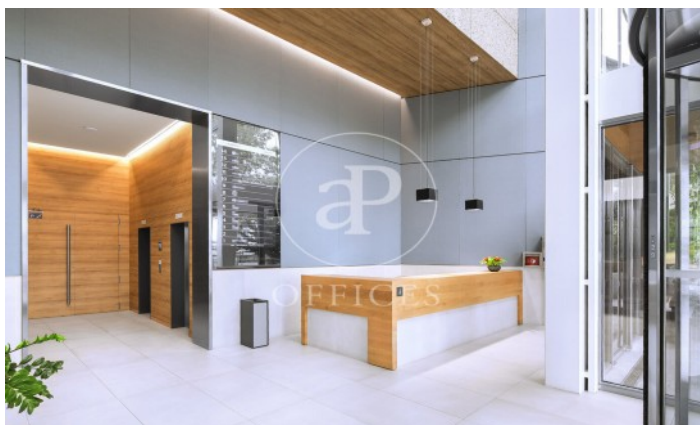
10,718 € | 466 m²

Office for rent, located at the foot of "Sants" of 466sqm, diaphanous, glazed and with 2 parking spaces attached to the office, with panoramic views and great natural light 360°. The building is BREEAM certified, one of the most demanding sustainable building certification systems on the market. Designed by the renowned architects Jordi Mir and Rafael Coll. Inside, the building features the latest technology and design trends to maximise the user experience. The lobby, overlooking Plaça de Sants, has a common waiting area, a coffee point, smart lockers, an interactive screen and Wi-Fi. DAIKIN VRV air conditioning installation with heat recovery and high flexibility of execution. BMS system with centralised general control system (including lighting control, air conditioning and consumption control). Monitoring and control of air quality and CO2 sensors. High efficiency LED lighting with activation and light levels controlled by sensors. Photovoltaic installation on the roof to generate green energy, greater sustainability and improve the energy efficiency of the buildings. Public address system and piped music distributed throughout the interior of the floors and common areas. Security systems (monitored 24 hours a day) and communications infrastru [...]





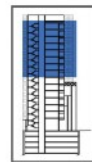






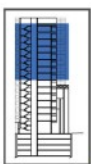
Dimensions: 466 - 552 m<sup>2</sup>

Planta 7-14   466 - 552 m <sup>2</sup>
Planta de implantación 1
Planta de implantación 2
Planta 6   502 m <sup>2</sup>
Planta 1-5   507 - 600 m <sup>2</sup>
Planta de implantación 1
Planta de implantación 2
Planta Baja   507 m <sup>2</sup>
S/S, S-2, S-3, S-4   100 plazas de parking



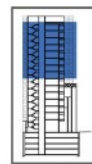
Plano de implantación 1

Planta 7-14   466 - 552 m <sup>2</sup>
Planta de implantación 1
Planta de implantación 2
Planta 6   502 m <sup>2</sup>
Planta 1-5   507 - 600 m <sup>2</sup>
Planta de implantación 1
Planta de implantación 2
Planta Baja   507 m <sup>2</sup>
S/S, S-2, S-3, S-4   100 plazas de parking



Plano de implantación 2

Planta 7-14   466 - 552 m <sup>2</sup>
Planta de implantación 1
Planta de implantación 2
Planta 6   502 m <sup>2</sup>
Planta 1-5   507 - 600 m <sup>2</sup>
Planta de implantación 1
Planta de implantación 2
Planta Baja   507 m <sup>2</sup>
S/S, S-2, S-3, S-4   100 plazas de parking



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