



TISCHNERA

OFFICE

REDISCOVER THE MEANING OF COMFORT



**EXPERIENCED
PARTNER**



**EXCEPTIONAL
BUILDING**



**OUTSTANDING
LOCATION**



**USER
FRIENDLY**

CAVATINA GROUP IS A LEADER IN THE POLISH COMMERCIAL REAL ESTATE MARKET



TRICITY

23 800 SQ M
UNDER CONSTRUCTION
60 100 SQ M
PLANNED

WROCLAW

28 400 SQ M
COMPLETED
172 000 SQ M
PLANNED

KATOWICE

86 600 SQ M
UNDER CONSTRUCTION
124 400 SQ M
PLANNED

BIELSKO-BIALA

11 390 SQ M
UNDER CONSTRUCTION

WARSAW

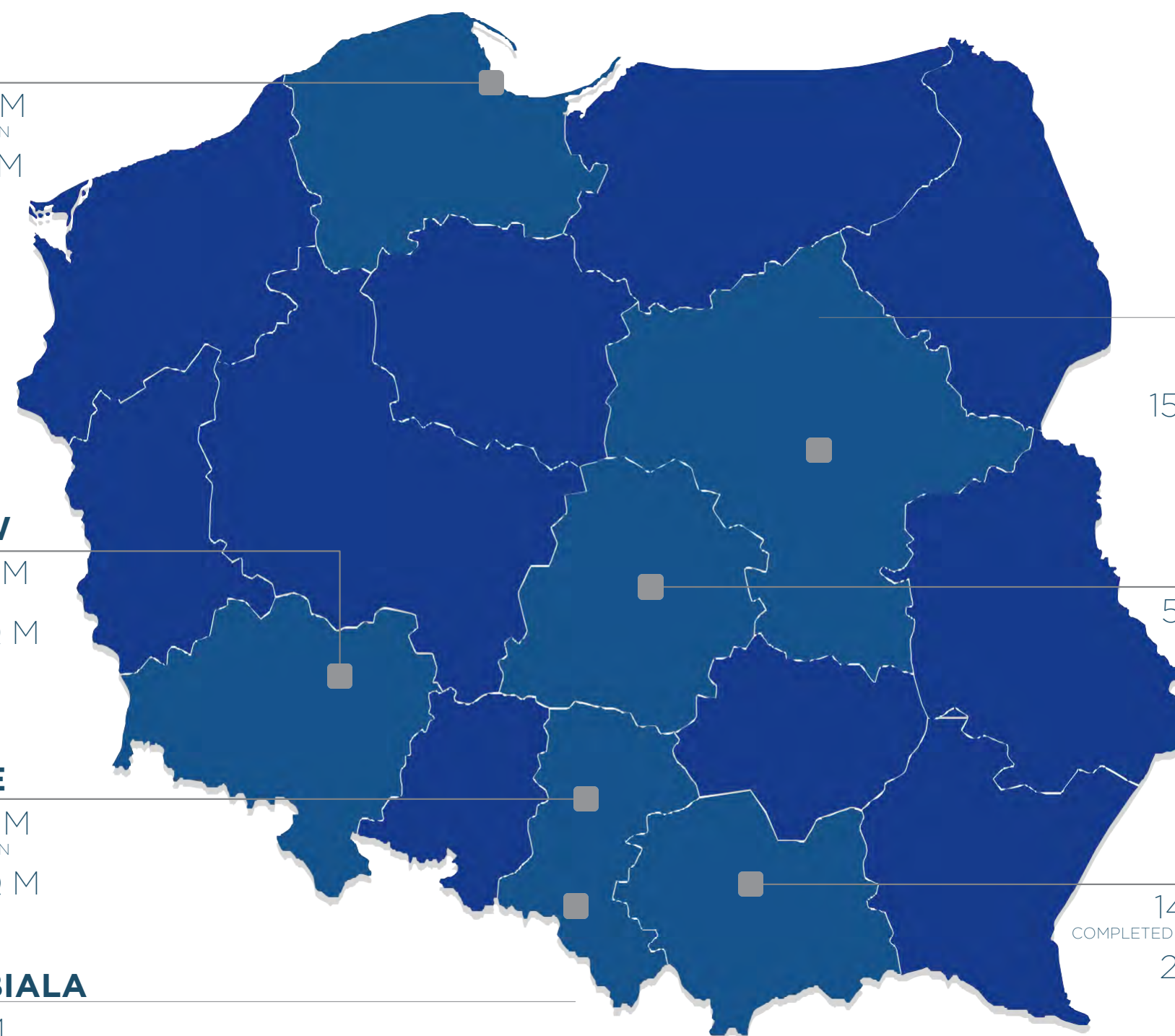
25 150 SQ M
COMPLETED
157 000 SQ M
PLANNED

LODZ

55 000 SQ M
PLANNED

CRACOW

140 000 SQ M
COMPLETED + UNDER CONSTRUCTION
218 000 SQ M
PLANNED





ACQUISITION
& COMMERCIALISATION



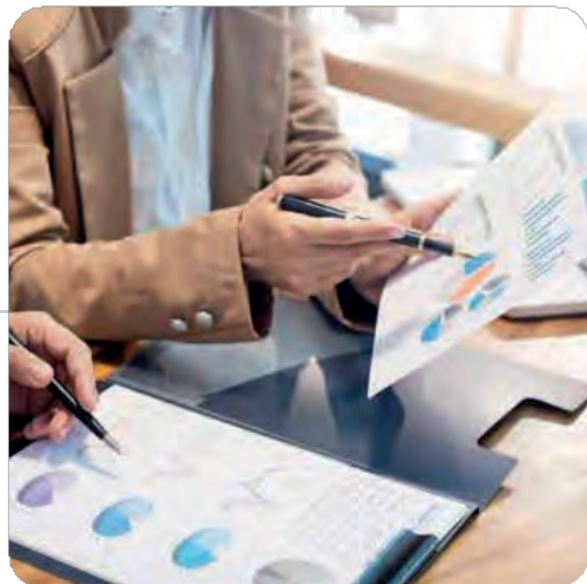
ARCHITECTURAL
DESIGN



INTERIOR
DESIGN



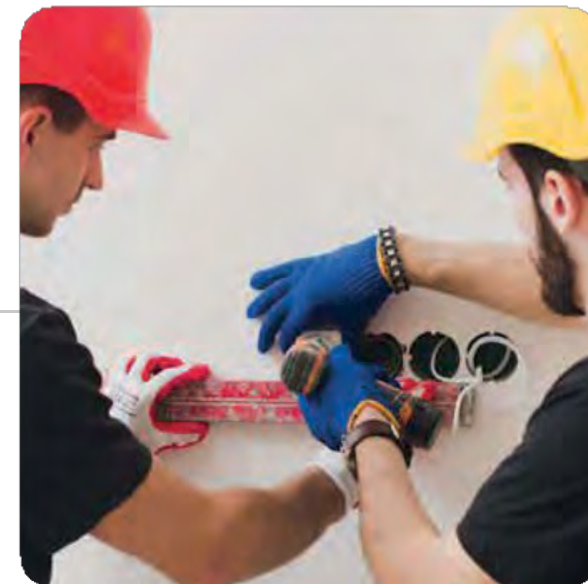
GENERAL CONTRACTING
& FITOUT



FINANCE
& ACCOUNTING



LEGAL
& ADMINISTRATION



TECHNICAL
SERVICES



MARKETING
& PR



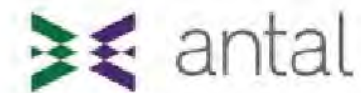
LISTED ON

GPW

WARSAW STOCK EXCHANGE

**Cavatina Holding S.A. is a company listed
on Warsaw Stock Exchange**

SELECTED TENANTS
IN OUR BUILDINGS



BUSINESS
PARTNERS



AWARDS





EXCEPTIONAL BUILDING

Total area
33 637 m²


TISCHNERA
OFFICE



Experience the highest
standard in the
elegant
& impressive building,
designed as Class A
office space.



TISCHNERA
OFFICE





TISCHNERA
OFFICE





TISCHNERA
OFFICE



TISCHNERA
OFFICE

D.001



TISCHNERA
OFFICE

Sabre

TISCHNERA
OFFICE





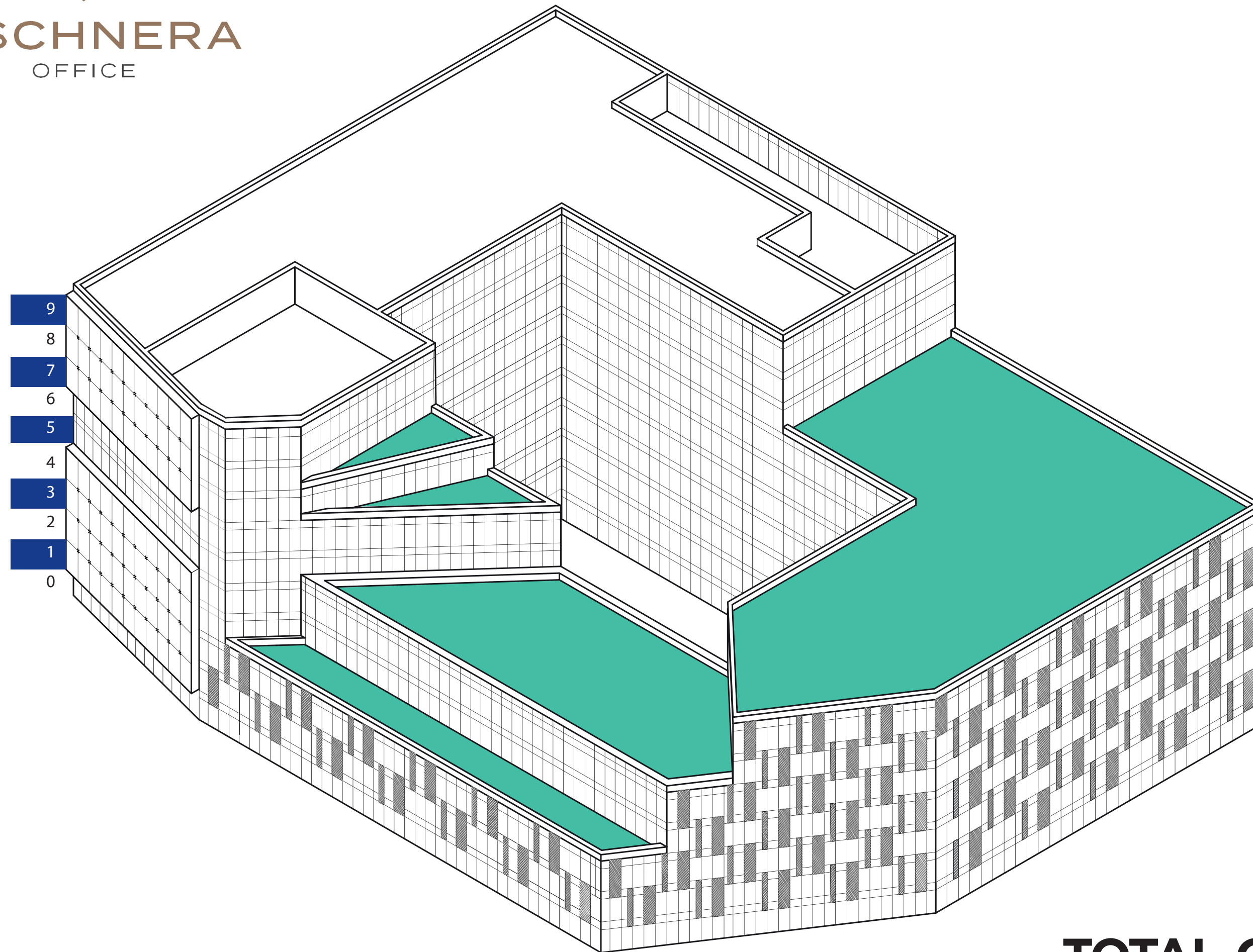
TISCHNERA
OFFICE





TISCHNERA

OFFICE



LEVEL 9	1 479 m²
LEVEL 8	2 318 m²
LEVEL 7	2 381 m²
LEVEL 6	3 725 m²
LEVEL 5	4 018 m²
LEVEL 4	4 662 m²
LEVEL 3	4 662 m²
LEVEL 2	4 967 m²
LEVEL 1	4 610 m²
LEVEL 0	813 m²

TOTAL GLA BOMA 33 637 m²



TISCHNERA
OFFICE

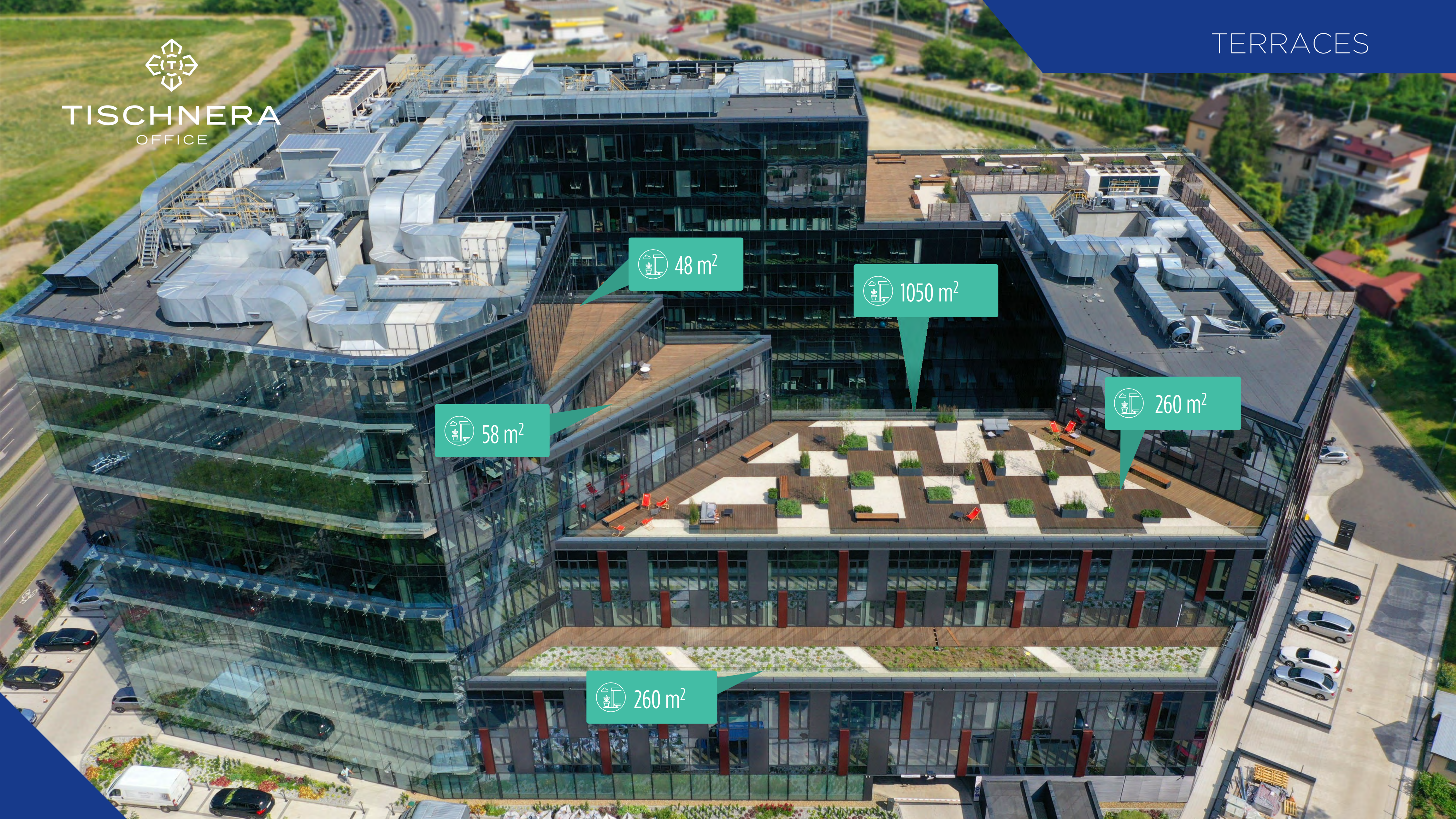
48 m²

1050 m²

58 m²

260 m²

260 m²





TISCHNERA
OFFICE





TISCHNERA
OFFICE





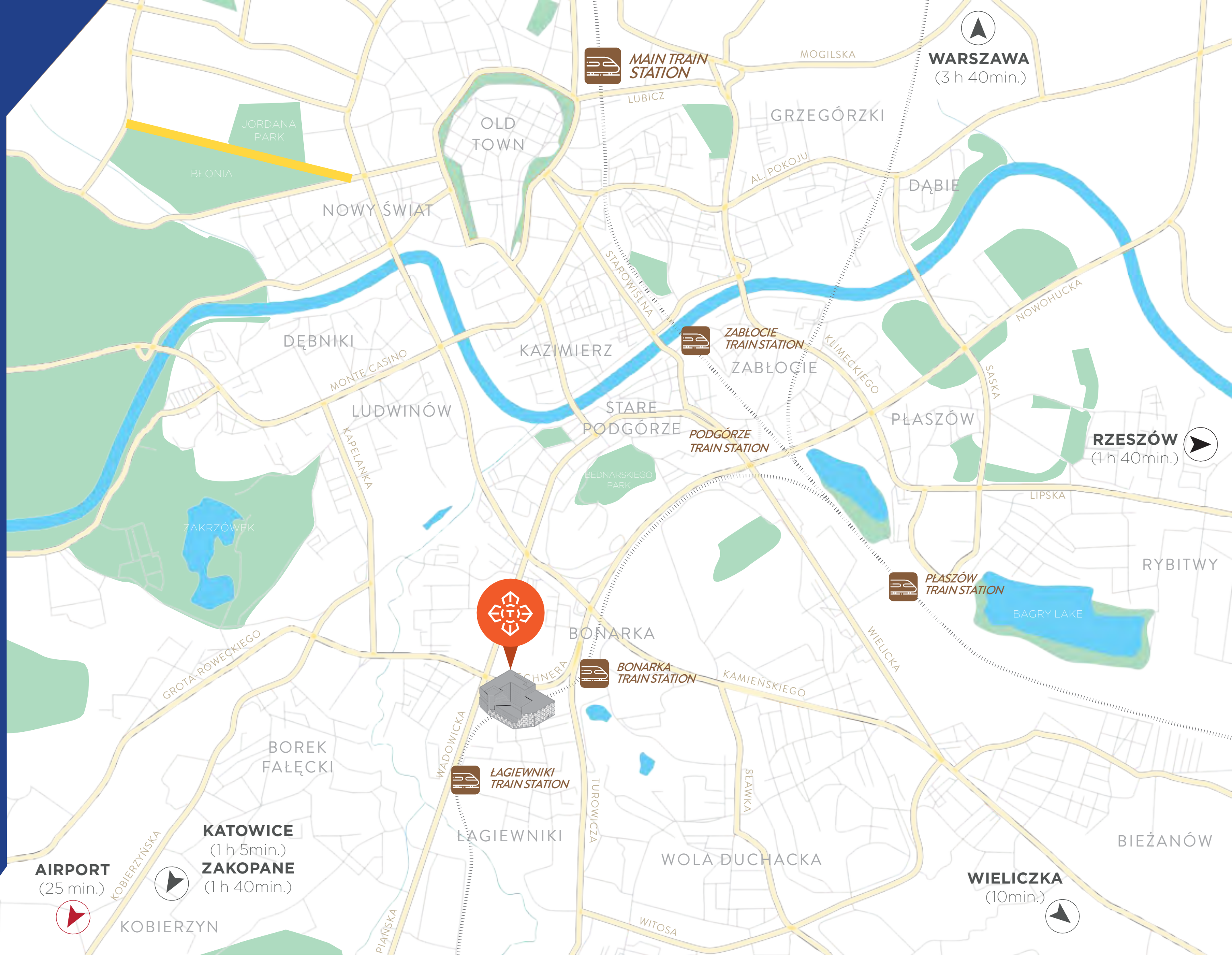
TISCHNERA
OFFICE





OUTSTANDING LOCATION


TISCHNERA
OFFICE



PUBLIC TRANSPORT

-  Tram stop
-  Bus stop
-  Train station

ACCESS BY TRAM

MINUTE

10

- Zakopianka Mall
- Solvay Park
- International Congress Centre

15

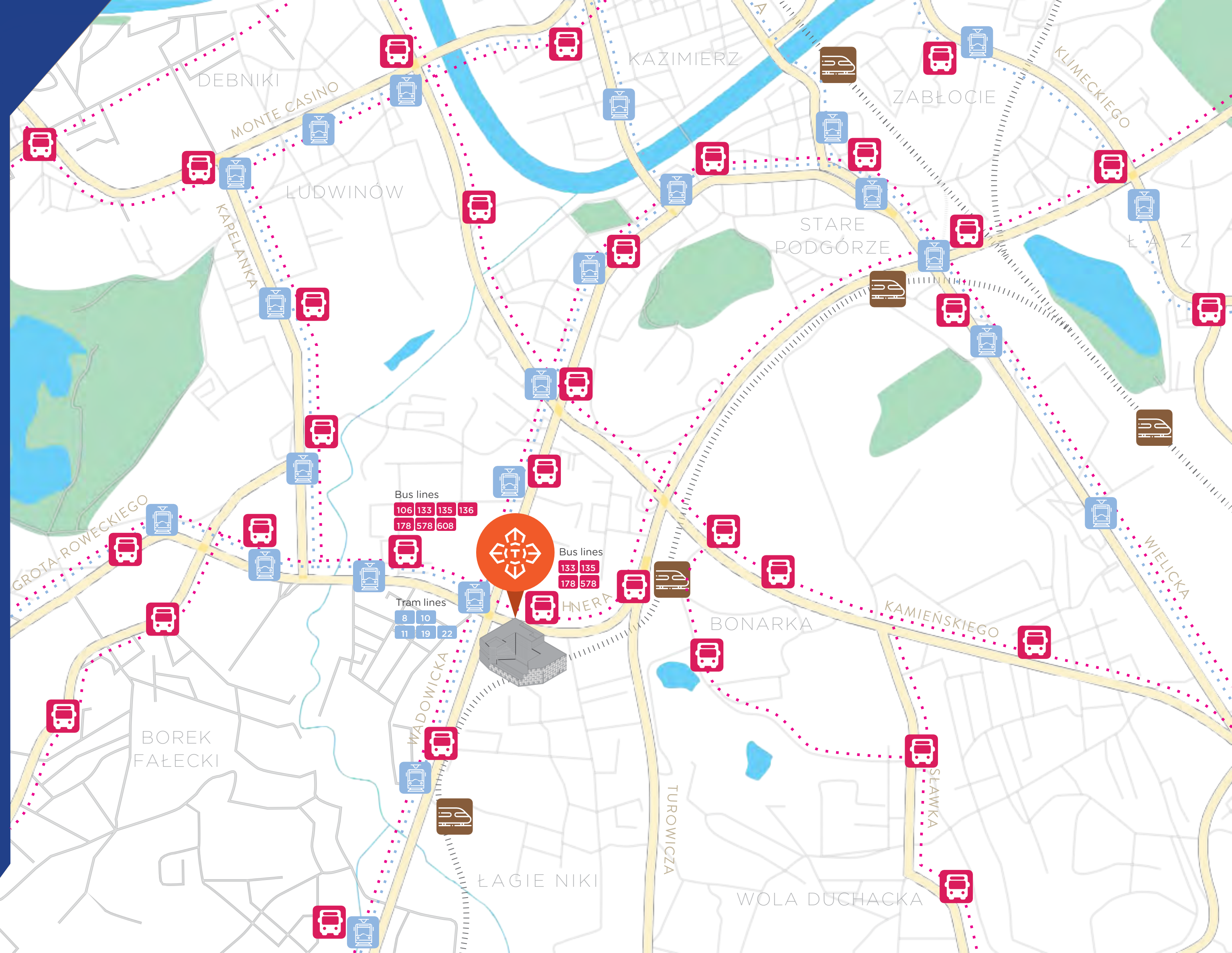
- Bagry Lake
- Main Railway Station
- Galeria Krakowska
- Zakrzówek
- Old Town

20

- Galeria Kazimierz

25

- Tauron Arena
- Expo Kraków

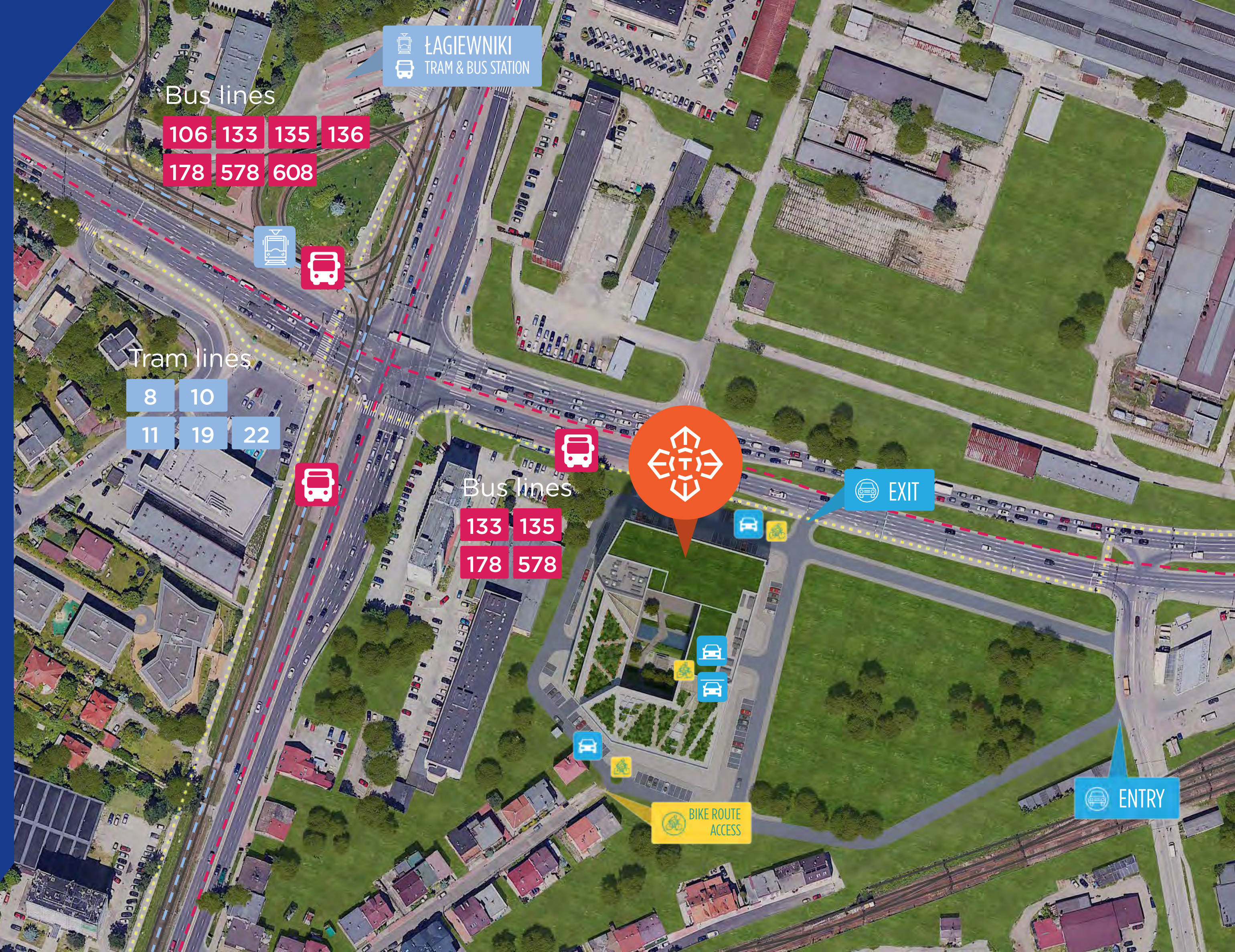


PUBLIC TRANSPORT NEARBY

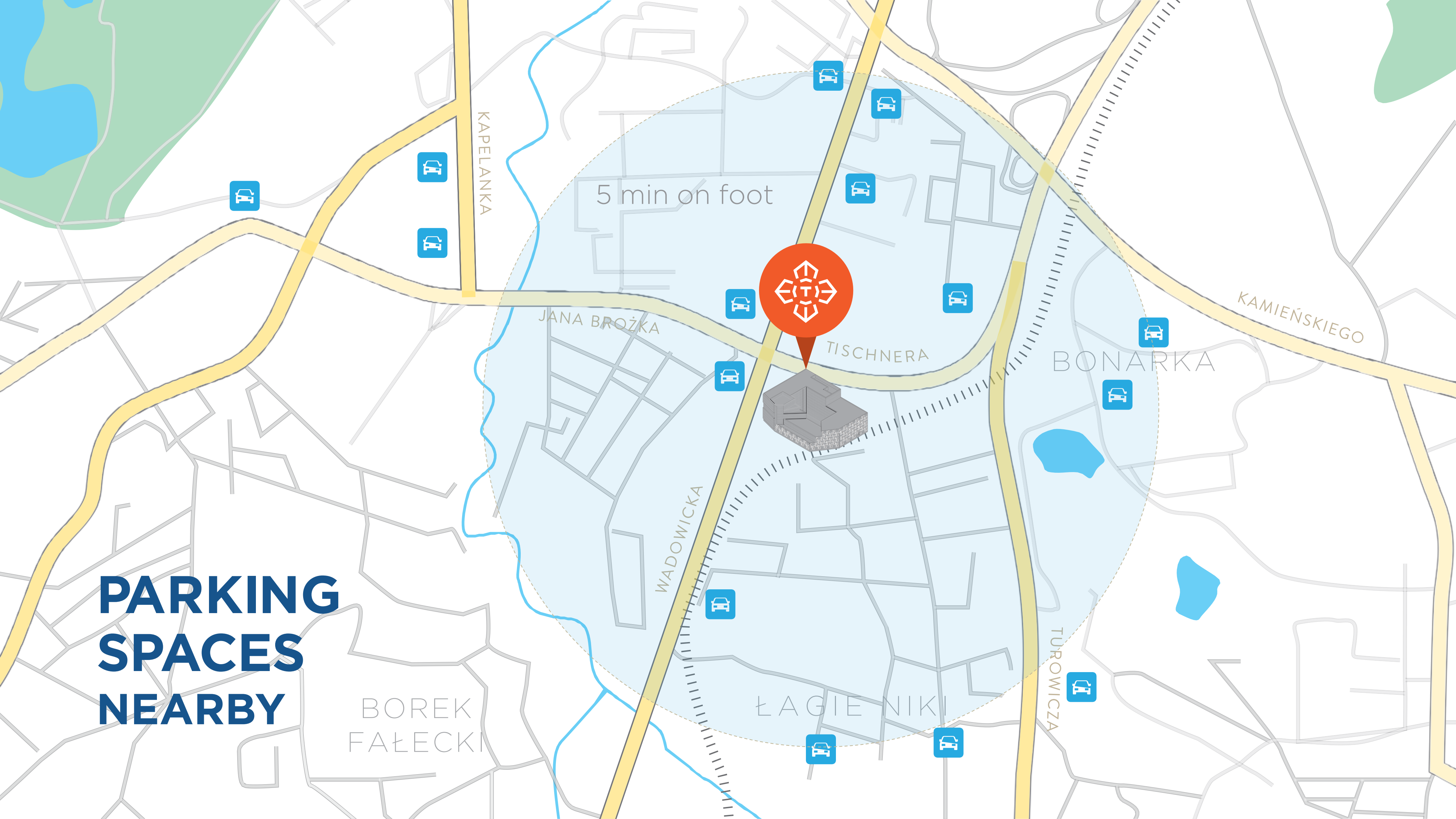
- Tram Lines
- Bus Lines
- Bike Path

PARKING SPACES IN THE BUILDING

-  **144** in the building
-  **230** underground
-  **45** outside the building
-  **~100** inside & outside the building



PARKING SPACES NEARBY



5 min on foot

KAPELANKA

JANA BROŻKA

TISCHNERA

BONARKA

KAMIĘŃSKIEGO












WADOWICKA

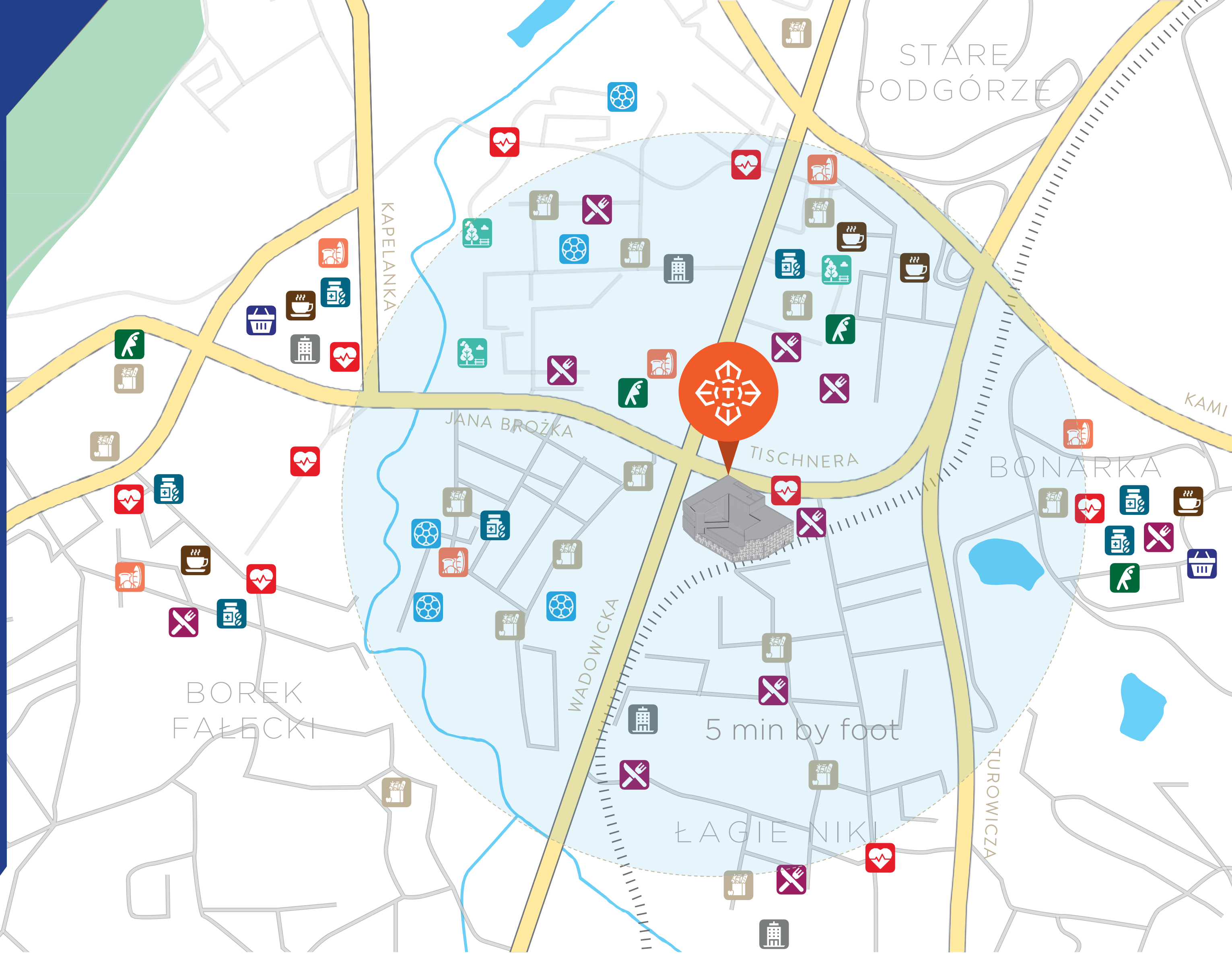
ŁAGIEWNIKI

TUROWICZA

BOREK FAŁECKI

AMENITIES NEARBY

-  Medical center
-  Pharmacy
-  Grocery store
-  Bakery
-  Hotel
-  Parks
-  Restaurant
-  Coffee shop
-  Fitness club
-  Sport venue
-  Shopping center









TISCHNERA
OFFICE



BUILDING LEVEL
GROUND FLOOR

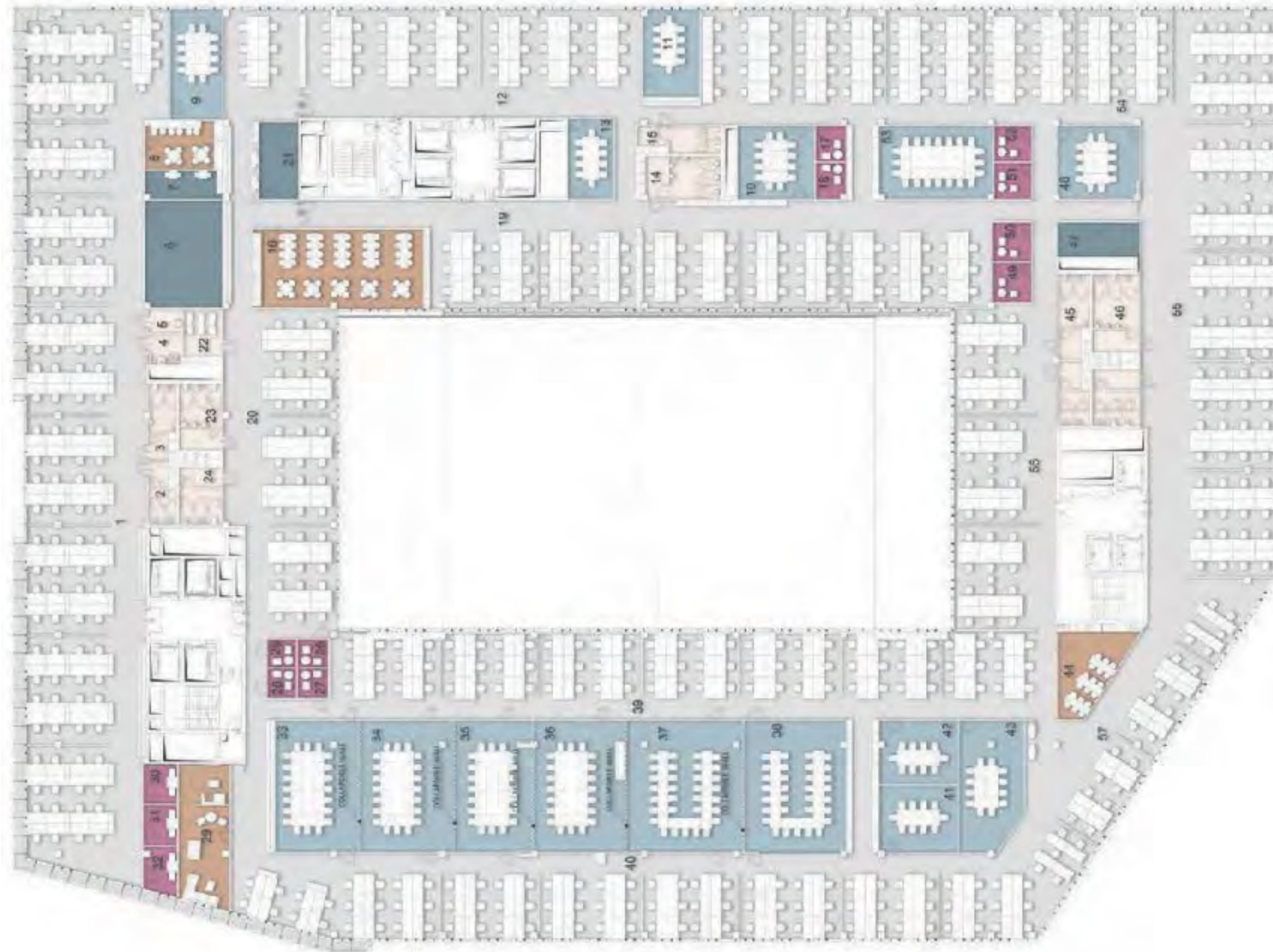
GROSS AREA
OF THE PREMISES

813 m²

- Reception / Lobby 
- Meating point 
- Kiosk 
- Kindergarten 



TISCHNERA
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BUILDING LEVEL
2ND FLOOR

NET AREA OF THE PREMISES
4 708,12 m²

GROSS AREA OF THE PREMISES
4 967,07 m²

WORKSTATIONS
663



TISCHNERA
OFFICE



BUILDING LEVEL
3RD FLOOR

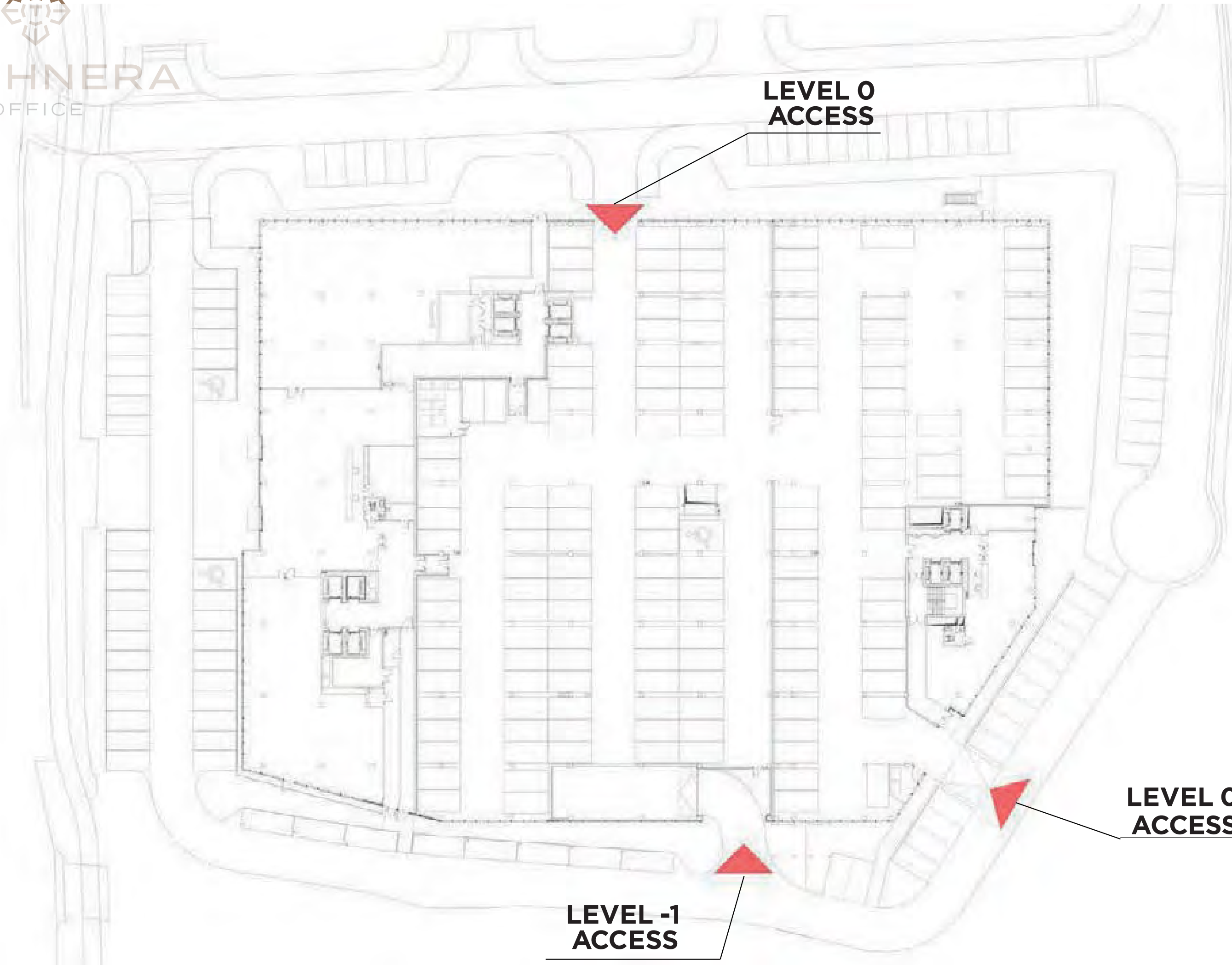
NET AREA OF THE PREMISES
4 418,60 m²

GROSS AREA OF THE PREMISES
4 661,62 m²

WORKSTATIONS
663



TISCHNERA
OFFICE



PARKING LEVEL
0

PARKING PLACES
144

PARKING PLACES
OUTSIDE THE BUILDING
45



TISCHNERA
OFFICE















PARKING LEVEL

-1

PARKING PLACES

230

TECHNICAL STANDARD

-  2,80 m tall window module
-  Unit height 2,85 m
-  7,5 m² minimal workspace / 1 person
-  Suspended ceiling with integrated light
-  Raised technical floors
-  Wall-to-wall carpets
-  Floorboxes / IT facilities
-  Air conditioning
-  Elegant reception
-  24h security / CCTV
-  BMS & Access Control System
-  Locker rooms and showers for bikers





FIT-OUT SAMPLE



FIT-OUT SAMPLE

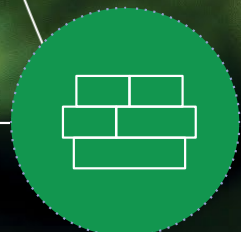
20% more fresh air inside buildings thanks to the implementation of modern ventilation systems.

LED lighting in common areas **reduces** energy consumption by **approx 45%**.

Monitoring of energy (kWh) and water consumption synchronized with the BMS.

Segregation of waste by group during and after construction

Construction materials in the S&C and fit-out phase are sourced from **local certified suppliers**.



BREEAM®

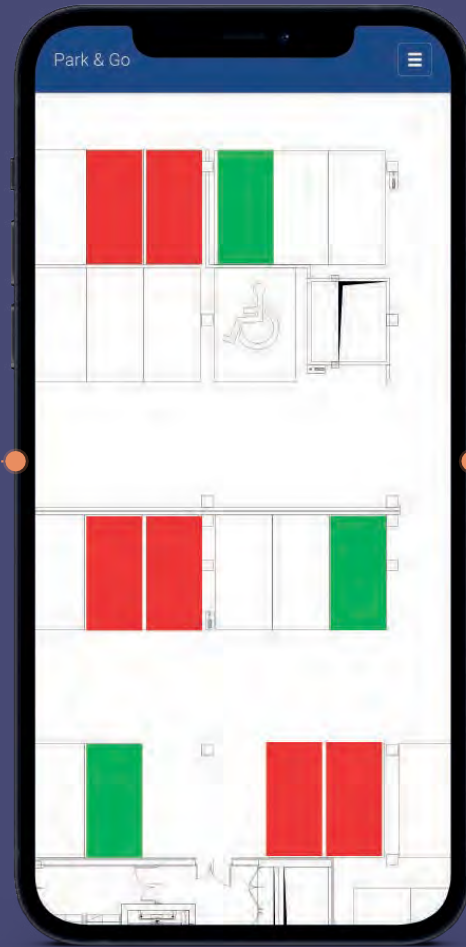
WE CARE FOR GREEN

Cavatina leads the whole investment process responsibly and with respect to the environment. We aim to provide comfort and healthy work environment for our tenants. Thanks to this approach we mitigate energy and water consumption and ensure high energy efficiency of the buildings since the early design stage and throughout the whole development process.

BASIC



Conference room bookings



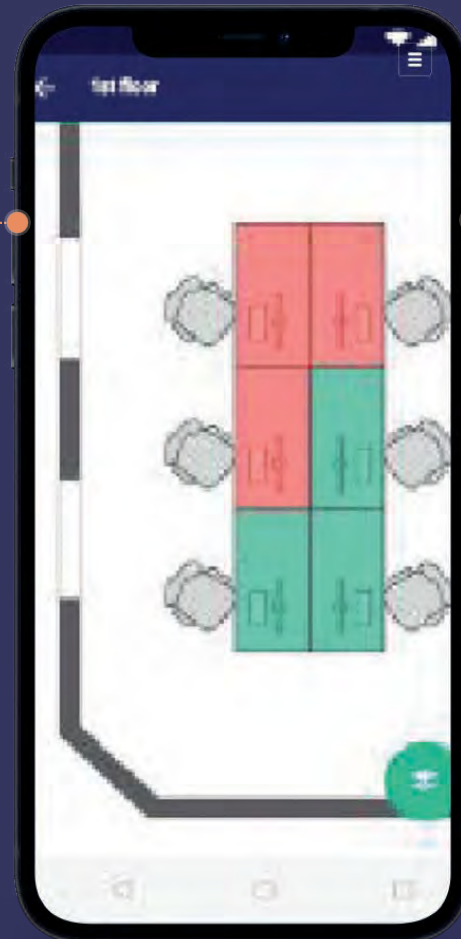
Parking booking system



Mobile remote access

EASILY
MANAGED

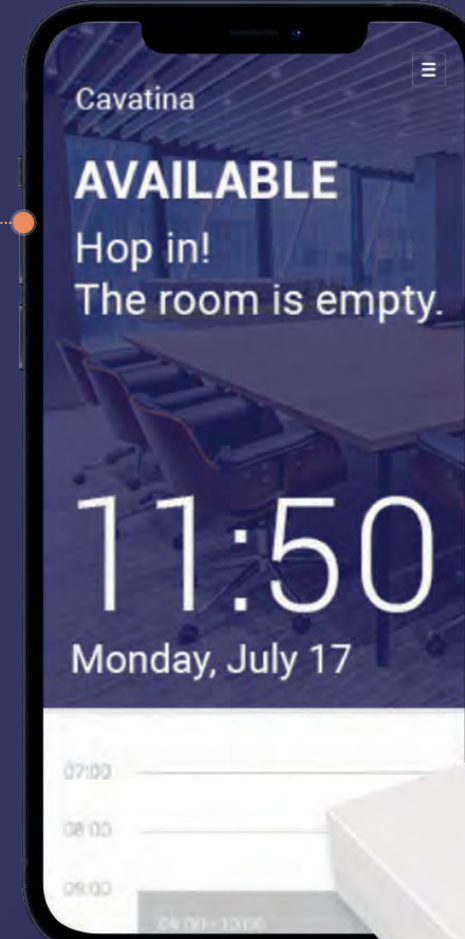
ADDITIONAL



Desks with IoT sensors
 Dedicated occupancy workstation sensors



Office space utilization
 Additional flexibility regarding office space utilization.



Room reservation with IoT Sensors
 Manage all conference rooms from your mobile.





SAFETY & HYGENE STANDARDS

In Cavatina great importance is attached to operational & technical activities that can increase the level of safety and health of employees. Cavatina provides wellbeing certification systems such as WELL, containing a number of guidelines for the design and functioning of space in the most safe and user-friendly way possible.



Click Play button to watch instruction video.

Providing **highest quality** disinfectants in buildings common areas **with regular sanitizing.**



Biodegradable masks and disposable gloves provided at the entrances.



UV sterilizers installed at each entrance to the buildings.



Conducting an audit of the **ventilation system** and inventory of air filters.



Safety zones provided in the lobby & front desk areas.

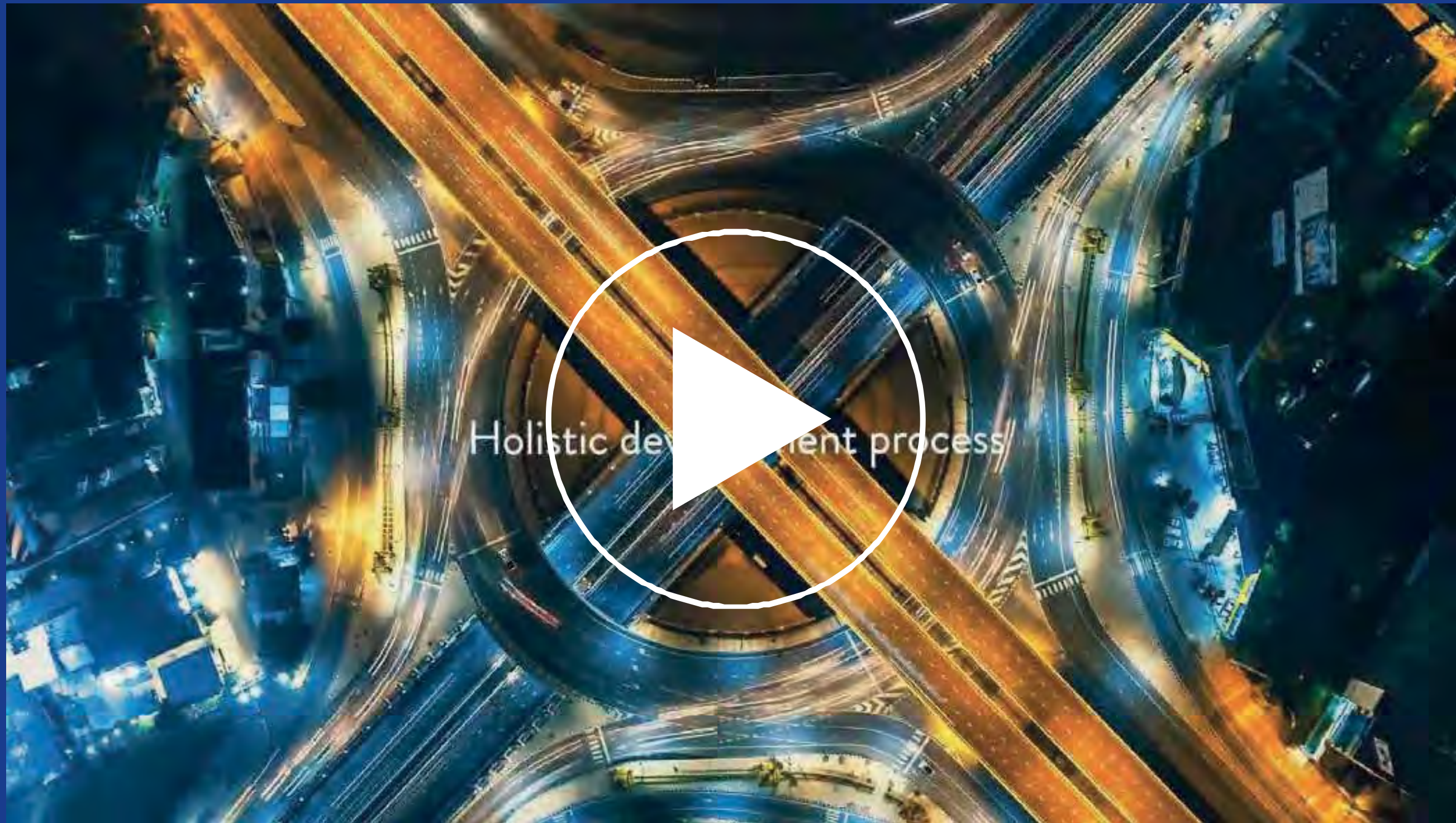


Contactless entry to the buildings and of c e spaces thanks to mobile app.



Clear safety signage in common areas of the building providing information based on implemented procedures.





WATCH OUR VIDEO

Feel free to contact us



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