

For more details regarding the office building, contact our brokerage professionals.

KEYSTONE Property Development N.V.
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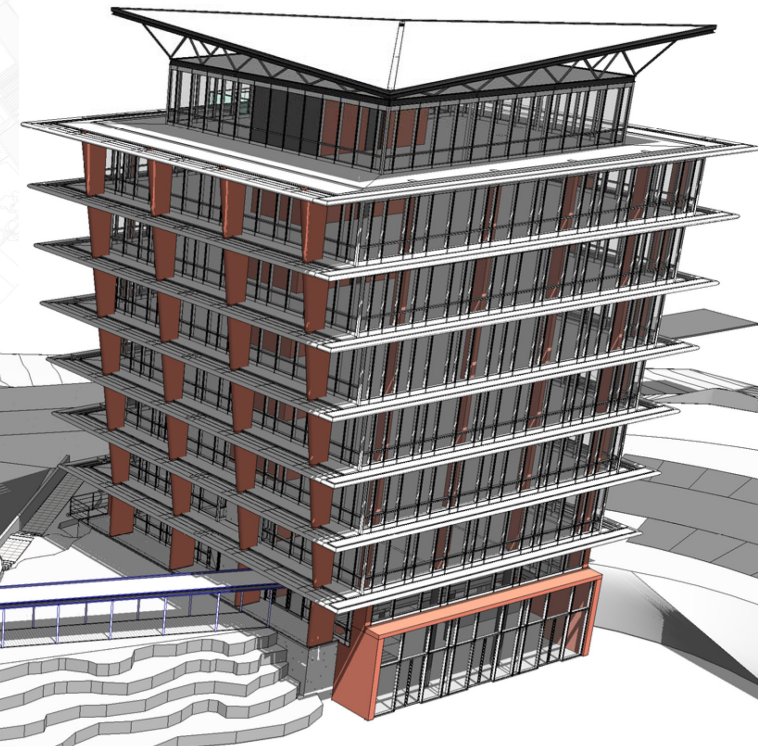
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THE IDEAL OFFICE SPACE



**ARE YOU LOOKING FOR A HIGH-END OFFICE SPACE?
NO NEED TO LOOK ANY FURTHER.**

At Keystone Office Park we still have some office space available in The Tower, one of these could be yours.

About us

KEYSTONE Property Development N.V. is a group of private investors and real estate developers specializing in office building projects.

We strive to deliver superior office spaces. Our newest office complex is The Tower at Keystone Office Park at Pletterijweg 43. This new nine story building is both stunning and modern, designed to enjoy as much of the view as possible overlooking the Schottegat. The cutting-edge property contains spacious offices with numerous windows on all four sides of the building.

We have created an eco-friendly environment. To make use of the abundant sunshine we have installed solar panels; 80% of the daily power supply will be met by this source. Simultaneously these solar panels provide shade for part of the parking spaces, protecting the vehicles from direct sunlight.

The office building is equipped with LED lighting and the air-conditioning units are provided by Midea. We are using inverter technology to save even more on energy.

The windows are protected by large sunshades, thus preventing direct sunlight from shining through and raising the temperature. We have created an effect of constant shade.

All waste water will be re-used for the garden, making this an environmentally-friendly building.

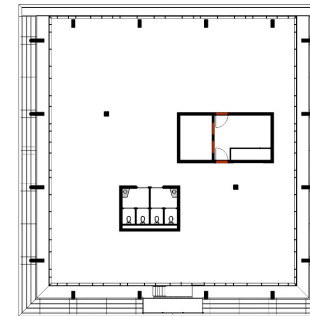
All offices are rented with soft shell, which include floors and ceilings but no internal partitions. Partitions are to be built by the tenant based on a submitted floor plan. Partitions must be constructed by Moedt Property Services B.V. to guarantee the quality and consistency of the partitions throughout the building of which the cost are borne by the tenant. Price indication per m2 can be given upon request.

Tenants apply directly to UTS for telephone, fax and internet lines. The infrastructure is available in the building and tenants are required to have their own small server room facilities on their floor.

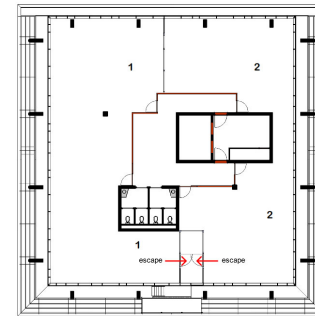
Water and electricity are charged at a price of ANG 15,- per m2 .



Option 1: Full floor



Option 2: Half floor



The Tower offers

- ☑ 200 parking spaces part of which covered by the solar panels
- ☑ Shared meeting rooms and training facilities rented onsite for tenants
- ☑ US style restaurant on the ground floor with terrace
- ☑ Gorgeous views overlooking the bay
- ☑ LED lighting and air conditioning units
- ☑ Fiber optic data communication with Cat6 cabling
- ☑ Facility offers services for reception and messenger
- ☑ Security and cleaning included in the rental price
- ☑ Offices are rented as soft shell, which includes floors and ceiling, but not internal partitions

Type of property : **Office space**
Total area per floor : **141-472 m2**
Options : **Full floor or half floor rental**
Condition : **New Eco-friendly**
Furnishing : **Unfurnished**
Ref. name : **The Tower**

