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Home > PHN TO COMMERCIALIZE A NEW PROJECT AT UL. ŚWIĘTOKRZYSKA 36 WITH COLLIERS INTERNATIONAL

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Wednesday, December 12, 2018 - 21:54

Polski Holding Nieruchomości entrusted Colliers International with the commercialization of an office building, which will be constructed at ul. Świętokrzyska 36 in Warsaw. In addition, the consulting company will be responsible for property marketing.

New project of PHN will provide the Warsaw market with ca. 40,000 sq.m. gross of modern office and retail space. The project, which construction will begin in 2019, will include three buildings of varied heights. The tallest, flagship building of the investment will be approx. 155-meter high. The design and the architectural concept for the project has been prepared by Polish-Belgian Office of Architecture.

What makes the new PHN project unique is the extremely attractive location — right by the ONZ Roundabout, in the quarter of Świętokrzyska, Twarda, Mariańska and Aleja Jana Pawła II streets. Another asset is the easy access to public transport: trams, buses and metro. Importantly, the PHN tower will be one of the first buildings to have a direct connection to the metro station. Warsaw Central Railway Station and Złote Tarasy shopping center are located in the close vicinity of the building.

“Recently we have obtained the final construction permit that allows us to implement the flagship office project of the PHN Group. This is undoubtedly one of the greatest achievements in our 7-year history. We are in the process of selecting the General Contractor of the complex, which construction is scheduled to start in 2019. The first office building is planned to be commissioned in 2021, and completion of the 155-meter skyscraper is planned at the turn of 2023 and 2024. I am convinced that our new project at ul. Świętokrzyska 36 will be very popular with tenants,” said **Monika Niewczas**, Director of the Investment

Department of Polski Holding Nieruchomości. S.A.

"The new investment of PHN is another premium-class skyscraper that has an excellent location in the capital. The very center of Warsaw is still one of the most desirable locations. Due to the high demand for modern office and retail space in this part of the city and a low vacancy rate, we are convinced that the PHN office complex will be quickly filled up with tenants. We are happy to be a part of this project," said **Łukasz Żelezik**, Partner in Colliers International, Director of Office Agency.

PHN is planning the BREEAM certification of the building. The building will feature energy-efficient systems and installations. Users' comfort of working will be guaranteed thanks to solutions such as central air humidification and air conditioning with an air quality improvement system. Charging stations for electric vehicles will be present in the underground car parks.

Polski Holding Nieruchomości Group

The Polski Holding Nieruchomości Group is the leading managing investor in the commercial property market in Poland. It is one of the largest companies in the sector in terms of the market value of its portfolio, which includes ca. 140 properties and nearly 700 ha of land with a value of ca. PLN 2.5 billion. PHN Group's operations are focused in Warsaw and the major regional cities, including Łódź, Poznań, Wrocław and the Tri-City area. The total GLA of PHN Group's properties is ca. 320,000 sq.m. PHN has long experience both in real estate management and investment project implementation. The Company has been listed on the Warsaw Stock Exchange since February 2013.

Colliers International

Colliers International Group Inc. (NASDAQ: CIGI) (TSX: CIGI) is a global company offering real estate and investment management services of the highest quality. It has offices in 69 countries with a workforce of more than 13,000 professionals. Colliers is the fastest-growing global company operating in the commercial property market listed on the stock exchange. The corporate revenues in 2017 reached \$2.3 billion (\$2.7 billion including affiliates). With an enterprising culture and ownership structure with substantial involvement of employees, Colliers

International provides a full range of services to entities associated with the real estate market. The company supports tenants, property owners and investors around the world. Through its investment management services platform, the company manages assets worth more than \$25 billion belonging to the biggest international institutional real estate investors.

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[Go back to the news list](#) ^[3]

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