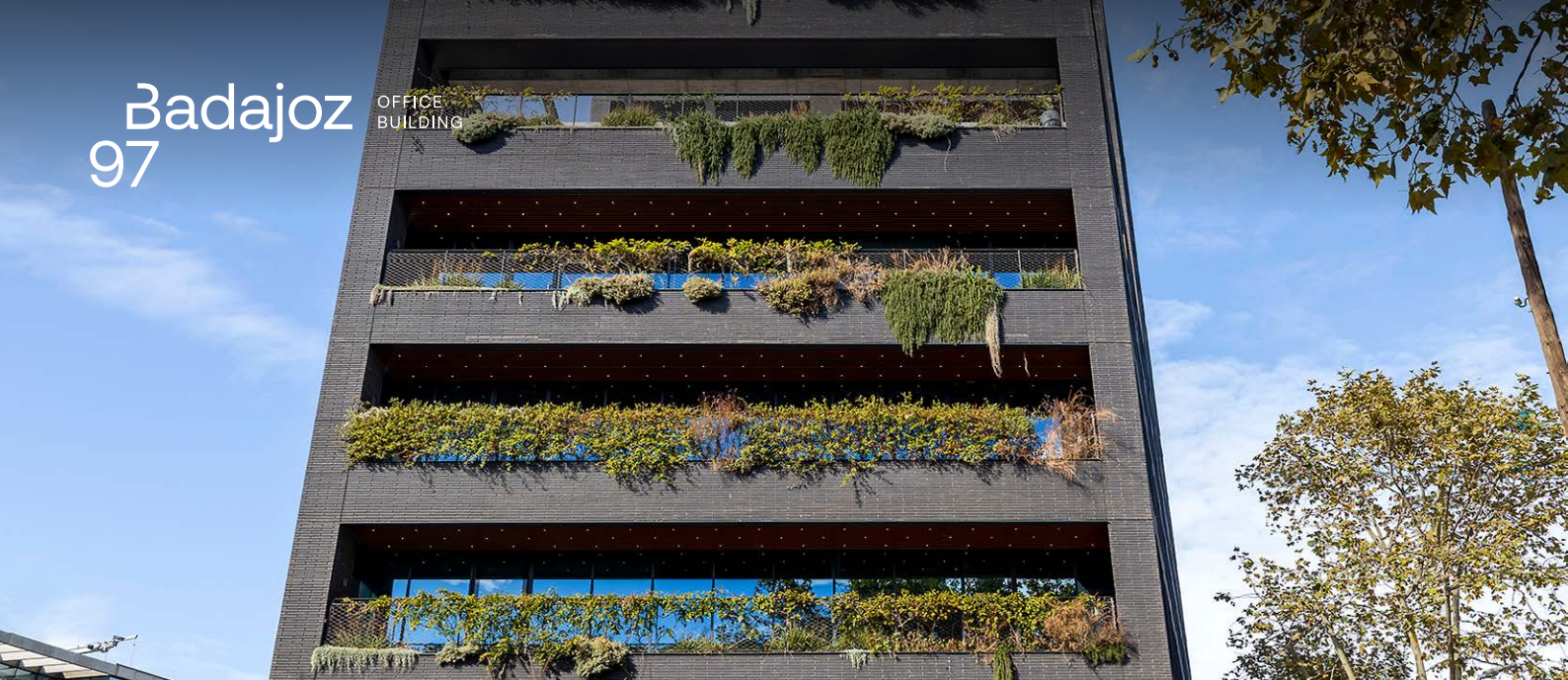




B97

Tech specs

- Leed Gold certified core & shell.
- Parking garage for cars, (including e-chargers) and motorbikes.
- Dedicated micromobility area for bikes, scooters and electrics chargers.
- Modern changing room providing private showers and lockers.
- Reception security services on ground floor.
- Smartlocker located on ground floor.
- Guest Wifi network.
- Coffee lounge area on ground floor for informal meeting and events.
- 6 High quality elevators with destination controls (1 service lift).
- High quality restrooms on each floor.
- Flexible floors for multi-unit set up.
- Floor to ceiling windows with spacious dimensions including opening casements.
- Outside venetian blinds for solar protection and improved usage of daylight.
- Clear height to exposed ceiling of 3.57 m and 2.89 m to structural beams.
- Open plan with only 2 pillars featuring column-free span over total depth of the floor.
- Raised floors ensuring maximum flexibility, several set ups possible, traditional cellular or (mixed) open space.
- Energy efficient LED lighting throughout the building with motion and daylight sensors.
- Individual programmable lighting scenes for all premises.
- Air conditioning through quite fan coils equipped with a 4 – pipe system for heating and cooling.
- Building connected to urban district heating and cooling network (Districlima).
- Mechanical systems for fresh air include heat recovery system and clean air filters and sensors to control the air quality and CO2 content.
- State of the art Building Management System (BMS) monitors the HVAC, clean air quality, alarm system powerback up, elevators, acces control system.



Badajoz 97 OFFICE SUITES

Tech specs

On top of the above the B97 Office Suites are styled in a unique way to provide for a calm and vibrant work setting. Unique units suited for companies looking for up to 40+ desk with an own identity In a high quality building.

- High quality entrance area on the floor with communal use of informal seating facilities and kitchen. Comfortable seating and lighting adjusted to the design provide for a nice working environment.
- General WIFI available in the entrance area.
- Individual identity through signage on the floor and on the entrance door of the unit.
- Units equipped with light flooded glass separation walls towards the communal area, glass walls provided with privacy foil.
- Individual access control system on each unit.
- Each unit is equipped with a dedicated meeting room, a high quality kitchen including dish washer and fridge.
- Each unit is fitted out with high quality floor covering.
- Individual IT closet in each unit including wall patch rack and CAT6E data cabling.
- Each unit individual climate and light controls.
- Division planters available per unit.
- 4 units including access to private outdoor CO2 content.
- State of the art Building Management System (BMS) monitors the HVAC, clean air quality, alarm system powerback up, elevators, acces control system.