## Colliers to take care of Fregata's commercialisation

SZCZECIN, May 4, 2021 — Colliers, a leading advisory company on the commercial real estate market, has become the exclusive advisor responsible for the commercialisation of Fregata office complex, which is being built at Bronowicka Street in Szczecin. The completion of the first building is planned for 2023.

Fregata will consist of 3 buildings with a total office area of 15.6 thousand sq m, of which office building A will offer 5.9 thousand sq m, B - 4.08 thousand sq m and C - 5.62 thousand sq m of modern leaseable space. The property will stand out with the number of parking places (265), whose ratio to the lease area will be the highest in Szczecin. The complex will be constructed in accordance with sustainable development principles, which will be confirmed by the BREEAM certificate on the Very Good level. The ecological solutions applied in Fregata will include, among others, expanded facilities for people commuting by bike with 80 covered parking spaces, showers and changing rooms, 4 parking places with access to the electric car charging stations, as well as modern sanitary solutions reducing water and energy consumption. Tenants can also expect a large amount of greenery - 80 trees will be planted in the complex, and in the direct vicinity of Fregata there is a park with numerous old trees.

According to the "[CEE Investment Report: Thriving Metropolitan Cities](https://www.colliers.com/en-xe/research/202002-cee-investment-report-2019)" report published by Skanska, Colliers and Dentons, Szczecin is on the 15th place out of 200 fastest growing cities in the European Union. It is ranked higher than Warsaw, Porto or Barcelona.

“Investors appreciate the attractive location of the city, which is situated in close proximity to important transport hubs, providing convenient road, rail, air and sea transport. The excelent transport links of Szczecin also ensure the high availability of talent on the labour market. This is one of the most imporant issues for companies to decide about locating their headquarters or a branch here,” says **Hubert Filipczak**, senior associate in Office Agency at Colliers.

The availability of talent will be further increased once the Metropolitan Railway is launched. It will enable employees to commute from cities such as Stargard and Goleniów, which will translate into increased access to human resources for companies operating in Szczecin.

According to Colliers’ report prepared together with Szczecin Metropolis Development Agency "[Bound for Szczecin](https://bit.ly/38IYnBC)", the city is currently one of the main centres of modern business services in Poland, among others thanks to the access to qualified employees.

“Office market in Szczecin is in bloom. It is characterized by the lowest saturation among Poland's major urban agglomerations. In the last few years a rising demand for office space has been observed and reflected in increased supply of such projects. So far most of the office buildings have been located in the city center, however the dynamically developing southern district of Szczecin - Gumieńce - where Fregata is a flagship investment, becomes more and more important,” says **Sebastian Bedekier**, partner and regional director in Poznań at Colliers.

Fregata's location at Bronowicka Street will provide good transport links with the city center and other districts of Szczecin. There are numerous bus stops in the area as well as Szczecin Gumieńce railway station. Nearby runs DK13 road, which connects the city with German border and enables easy access to Berlin.

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