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PRESS RELEASE

2 November 2022

**CA Immo leases around 10,000 sqm office space at Warsaw Spire C**

**Since the beginning of the year, five companies have decided to lease a total of 10,000 sqm of office space in Warsaw Spire C, that is almost half of the building. The majority of contracts are renewals of existing leases, two contracts were concluded as green leases. Thanks to the good location and the high-quality standard of the building, which is constantly being improved in response to tenant needs, the occupancy rate in Warsaw Spire C is currently over 96%.**

Tenants who have decided to stay in Warsaw Spire C for the next few years are: Eleven Sports Television, the office of medical brand Affidea (more than 820 sqm.), one of Poland's leaders in the outdoor advertising market – Ströer (nearly 1,600 sqm.) and Benefit Systems – an entity offering, among other things, the well-known sports and recreation program Multisport (more than 6,000 sqm). Meanwhile, CVI Dom Maklerski has joined the ranks of companies operating at Plac Europejski 2 in Warsaw this year leasing more than 750 sqm.

**Dawid Wątorski, Senior Leasing Manager at CA Immo in Poland,** said: "The Warsaw Spire C building is among the best located, highest quality office buildings in the Polish capital. As its owner and landlord, we are constantly responding to the needs of our tenants, making sure that the building meets the highest requirements, is attractive for all users and is operated as sustainably as possible. Our goal is to build lasting relationships with our tenants and provide them with state-of-the-art office space with regards to equipment, infrastructure, ESG and quality of stay. We are delighted with the numerous contract renewals we have signed since the beginning of the year and the trust our tenants have placed in us."

**Green Leases: Cooperation with tenants to reduce the environmental impact of buildings**

CA Immo is one of the first landlords on the Polish market to offer tenants so-called “green” lease contracts, including provisions on the sustainable use and management of the building. These green clauses refer, among other things, to environmentally friendly cleaning, waste separation or advice on increasing energy efficiency. Two of the five lease extensions signed for Warsaw Spire C have been green leases.

This year CA Immo re-certified Warsaw Spire C under the BREEAM system, achieving In-Use certification at the Excellent level. At the same time, the company invited the Integration Foundation to confirm the building's accessibility for people with limited mobility and obtain confirmation in the form of a "Barrier Free Facility" certificate.

Warsaw Spire C is part of the Warsaw Spire complex, which was voted the best office and business development project at the 2017 MIPIM Awards. The property offers 21,750 sqm. GLA (of which 93% is office, the rest is retail space and logistics facilities), as well as 263 parking spaces in an underground parking lot. CA Immo's portfolio in Poland also includes the complex's twin building, Warsaw Spire B. The building is located in the important business center of Warsaw, at Daszyńskiego Roundabout in Wola.

About CA Immo

CA Immo is a real estate Group with its headquarters in Vienna and branch offices in six countries of Central Europe. Its core business involves leasing, managing and developing high-quality office buildings. The Group covers the entire value chain in the field of commercial real estate, based on a high degree of in-house construction expertise. Founded in 1987, the parent group CA Immobilien Anlagen AG today controls property assets of around 6.5 billion euro in Germany, Austria and Eastern Europe. CA Immobilien Anlagen AG is listed on the ATX leading index at Vienna Stock Exchange.

Warsaw is one of the core markets of the Group. CA Immo has been active in Poland since 2001, and its portfolio currently includes Warsaw office properties offering more than 155,000 sqm. GLA located primarily in the Central Business District (CBD), as well as in Ochota and Mokotów. CA Immo's investments in Warsaw include Warsaw Spire B and C, Postępu 14, Warsaw Towers, Bitwy Warszawskiej Business Center, Sienna Center, Saski Crescent and Saski Point, with a total value of more than 567 million euro. CA Immo is committed to maintaining the modern and sustainable character of the properties. All CA Immo's buildings in Warsaw are certified, among other things, under the international BREEAM multi-criteria assessment system, which is renewed periodically.

More information: <https://www.caimmo.pl/en>

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