

## **West Station complex on track to transform the vicinity of Warszawa Zachodnia railway station**

**International real estate developer HB Reavis has started work on the second of two 14-storey office buildings located in the immediate vicinity of the new Warszawa Zachodnia railway station, also known as West Station, in Warsaw. The two-staged commercial complex is being developed on land owned by the Polish railway, Polskie Koleje Państwowe S.A. (PKP S.A.), as a joint development scheme between HB Reavis, Xcity Investment and the PKP S.A.**

The topping out of *West Station I* in late March marked the first major milestone for the joint venture. With the start of *West Station II* in April, the office complex is on track to deliver more than 68,000 sqm of modern office space to the Warsaw real estate market by Q3 2017.

As part of the investment, HB Reavis is also committed to the urban renewal of the immediate vicinity of the station, in order to offer occupying employees and travelers a functional and friendly environment. To date, HB Reavis has delivered the new Warszawa Zachodnia railway station building, reconstructed part of the crossroads of Aleje Jerozolimskie and Ppłk. Mieczysława Sokołowskiego "Grzymały" Street, and extended the existing bicycle lane in order to connect the new Warszawa Zachodnia building with the city centre.

Stanislav Frnka, Country Manager at HB Reavis Poland, stated: *"All works for the project are on schedule. Although construction began only 16 months ago, we have already completed the first building, and West Station I will be able to welcome its first occupiers soon. I am confident that stage two of the development will be completed as seamlessly as stage one."*

Frnka added: *"West Station will create a unique workspace in Warsaw, embedded in the urban design of the surrounding area, offering access to public transport, top quality office space, service and retail outlets, as well as creating recreational spaces for people to enjoy the outdoors."*

Jarosław Kołodziejczyk, Management Board Member at PKP S.A, said: *"Improving the area in and around West Station is one of the first property development projects implemented by PKP S.A. , and our current experience shows that the joint venture model works very well. Our partners are offered land with huge potential in an excellent location and in return the city receives positive cultural and economic regeneration. West Station and its surroundings have*

*been revitalized, and the comfort and experience of commuters has greatly improved. There is, now, greater accessibility to the station entrance from both Tunelowa Street and Aleje Jerolimskie and to other modes of transport in the area.”*

The Polish architecture studio FS&P ARCUS Sp. z o.o. is responsible for the design of West Station. The development of the new office building complies with the principles of sustainable development, as well as the requirements for the BREEAM Excellent certification. Both buildings deploy modern, eco-friendly and technological solutions, such as LED lighting and water use reduction systems. Also, HB Reavis chose to use only the highest quality materials throughout the project. The first occupiers will include three companies of PKP Group, Carsan – a car wash company, and Friends café.

West Station is the fourth office complex developed by HB Reavis in Warsaw. So far, the developer has delivered almost 155,000 sqm of modern office space for the Warsaw market, including Konstruktorska Business Center, Postępu 14 and Gdański Business Center (Buildings A, B and C).

#### **About HB Reavis**

HB Reavis is an international real estate developer founded in 1993 in Bratislava, Slovakia. It operates in the United Kingdom, Poland, the Czech Republic, Slovakia, Hungary and in Turkey. The operations have so far yielded a total of 871,000 sq m of modern offices, shopping and entertainment spaces in addition to logistics facilities. A further 1.12 million sq m of developments are in the planning, permit or construction stages. HB Reavis relies on a fully integrated business model covering development, construction, property and investment management. The group has total assets of €2.1 billion, with a net asset value of almost €1.2 billion. With more than 500 professionals, HB Reavis is a global market leader in international commercial real estate. HB Reavis' strong market position has been recognised through numerous awards, such as the UK Property Award "Best Office Architecture London 2015" for 33 Central and the CEE Quality Award for "Developer of the Year in CEE, 2015". For more information, please visit <http://www.hbreavis.com>.

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