



Project Information

Boeingavenue

Boeingavenue 152-154
Schiphol-Rijk

To let

Office space for social purposes at RichPort Park in Schiphol-Rijk

Boeingavenue 152-154, Schiphol-Rijk

Project description

Approx. 510 sq m space for social purposes situated on the 1st floor in a modern 2-storey building. CompaNanny is located on the ground floor, which provides a nursery and day-care facility (compananny.nl).

The space has a "community facilities" zoning and is suitable for, amongst others education, health care, public services, etc

Establishing a second daycare center is not permitted.

No outdoor space is available.

Partial letting is not possible.

The premises are currently divided into several spaces, as indicated on the attached floor plan. The space benefits from its own entrance and dedicated sanitary facilities.

Richport Park Schiphol-Rijk is an office park in a well-kept environment with spacious water features and associated vegetation. The park offers two hotels, such as the Radisson Blu, including several meeting facilities, and a restaurant. The hotels have shuttle busses from and to Schiphol Airport. RichPort Park Schiphol-Rijk has a park management organization. Characteristic for this is a coordinated, joint use of several facilities, maintenance of green roads, and security are taken care of by the park management on behalf of the Cooperation.

Location

The business park is located close to the exit of the A44/A4/A5 highway to Amsterdam, Haarlem, The Hague and Rotterdam and the N201. The location is also easily accessible from the A9 highway and Amstelveen. Schiphol Airport and the train station of Hoofddorp are only a few minutes away by car or public transport. Public transport to and from RichPort Park Schiphol-Rijk is operated by Connexxion and R-Net. At the entrance of de park (Fokkerweg/Kruisweg crossing), within close proximity to the offices situates the "connection Schiphol Zuid" where the busses have a frequency of every 7 minutes during rush hour, and every 15 minutes outside of rush hour. With the Connexxion circle line 180/181, the R-Net bus line 340 and the regular bus line the entire region of Schiphol, Amsterdam and Hoofddorp will be available.

Surface area

Approx. 510 sq m on the 1st floor.

Partial letting is **not** possible.

Parking

There are 4 parking places available in front of the building, furthermore, a substantial number of additional parking places is available within short distance.

State of delivery

The building / office space will include:

- representative entrance;
- elevator;
- electrically operated skylight via the roof;
- sanitary facilities;
- suspended ceilings with built-in lighting fixtures.

The building is provided with energy label A.

Rental price

The rent for the office space is € 140 per sq m per year, excluding VAT and service charges.

The rent for the parking places is € 950 per place per year, excluding VAT.

Lessor and Lessee explicitly declare that in determining the rent, the rent level is based on the starting point that Lessee will permanently utilise a minimum percentage as determined by law (or at a later stage to be determined) of the leased space for purposes giving right to VAT deductions, so that taxed rent may be opted for.

Service charges/utility costs

The advance payment for service charges and utility costs amounts to € 40 per sq m per year excluding VAT. This is based on an advance payment; settlement will take place annually based on the actual costs incurred.

Zoning

The complex is governed by the zoning plan "Schiphol-Rijk." Under the current zoning regulations, it is designated as "community facilities",

Acceptance

To be agreed upon, at short notice.

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