

Second Phase of Karlín's Futurama Business Park Fully Occupied

The developer Erste Group Immorent ČR has filled the second phase of the Futurama Business Park administrative project, located in Prague's Karlín neighbourhood, with tenants. The development of the final phase of the modern complex will commence in the third quarter of this year, to be completed in roughly a year.

Current tenants, Deutsche Börse Services and Clearstream Operations Prague from the Deutsche Börse Group, have expanded their operations by another nearly 3,000 sq m. "We are happy that our tenants are prospering, that they are happy here, and that this allows them to expand in our project. We are also finding new tenants, including BASF, Panalpina, Doosan Lentjes, mBank, and ACS Czech Republic," said Tomáš Velemínský, Registered Representative of Erste Group Immorent ČR. "The fact that reputable companies are deciding for Futurama shows that the facility can satisfy the highest requirements of today's discerning clients," added Tomáš Velemínský.

The third and final phase of the Futurama Business Park will be built according to the standard of a nearly "zero energy consumption" building. "We will use the most modern technologies for the third phase of the Futurama project, as we first installed in our passive SILO office building in Vienna, which we recently completed. By using geothermal bores and heat pumps, we will save up to 70% of heating and cooling costs, attaining the lowest operating costs for modern administrative buildings in the Czech Republic. The building's extraordinary energy efficiency and environmental friendliness has been documented by the fact that it has obtained the highest possible level of BREEAM OUTSTANDING international certification," said Tomáš Velemínský.

Geothermal energy from bores that are nearly five kilometres long in aggregate will be used as a source of cooling for the direct cooling of the building, and as a source of heat for heat pumps for heating the building and heating air for ventilating the building in winter.

The Futurama Business Park has been built in Prague, at Invalidovna, where the Statistical Office was once located, and is presently one of the most successful office projects in the metropolis. It owes its attractiveness to its timeless architecture, the park concept which surrounds it with greenery, excellent accessibility to the downtown, and minimal utility costs.

In phase one, two office buildings forming a “U” were built, as well as a glass building at the entrance plaza on Sokolovská Street. In phase two, another two buildings forming a “U” were built. Between them is an emphasised axis running perpendicular to Sokolovská Street, as the backbone of the grounds. In phase three, a rectangular building will be erected, closing the administrative centre facility off. After completion, the Futurama Business Park, which has already won two prizes in the prestigious Best of Realty poll, will comprise a total of 40,000 sq m of office space. The aggregate investment will amount to three billion crowns.

For further information please contact the Press Centre of the Ceska Sporitelna Financial Group (CSFG):

Kristýna Havligerová

CS Press Officer

E-mail: tiskove_centrum@csas.cz

Ceska sporitelna's profile

Ceska sporitelna is the largest bank in the Czech Republic • More than 5 million clients use its services: individuals, small and medium-sized enterprises, and municipalities, but we also finance large corporations and provide financial market services • Ceska sporitelna has been a member of Erste Group since 2000, and under that brand, it serves affluent and corporate clients • It boasts the most extensive branch and ATM networks in the Czech Republic • It also plays an important role as an innovator: for example, it was the first bank on the Czech market to start issuing contactless cards comprehensively, and to develop a network for their use • *For additional interesting information about Ceska sporitelna, read here.*

Erste Corporate Banking – an exceptionally strong partner in corporate and investment banking and financial markets

The largest provider of loans to corporations in terms of the aggregate loan amount • Major arranger of syndicated, club, acquisition, and project financing solutions • A leader in arranging domestic and foreign bond issues for local as well as international clients • A major advisor on mergers and acquisitions • The largest trader on capital markets in the Czech Republic, measured in terms of the number of stocks issued (IPOs and SPOs) and their volume • One of the most important partners of the European Investment Bank in Central Europe • A leading M&A consultant for local and regional clients from the business and public sectors • The largest EUR/CZK trader and a leading provider of Treasury services to corporate and public sector clients • The largest asset manager for corporate and institutional clients • *For additional interesting information about Ceska sporitelna's corporate banking, read here.*

Erste Group's Profile

Erste Group is the leading financial services provider in the Eastern part of the EU • Approximately 46,000 employees serve 16.4 million clients in more than 2,800 branches in 7 countries (Austria, Czech Republic, Slovakia, Romania, Hungary, Croatia, Serbia) • As of Q1 2014 Erste Group has reached EUR 203.9 billion in total assets, a net profit of EUR 103,3 million and a cost-income-ratio of 57.0%.