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THE CONSTRUCTION OF INTRACO PRIME DIAPHRAGM WALLS IS COMPLETE

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The general contractor of INTRACO Prime — a new project of Polski Holding Nieruchomości S.A. — completed the construction of diaphragm walls, which are the walls of the future underground car park. The construction of the entire project will take 24 months.

INTRACO Prime is being built in the heart of the Muranów district near one of Warsaw's first high-rise buildings — INTRACO — at ul. Stawki. The construction of this state-of-the-art office and commercial complex began on April 1, 2020, and the general contractor is STRABAG Sp. z o.o. The 8-storey building with a 3-level underground car park will deliver ca. 13,000 sq.m. of A-class office space.

"Construction works at INTRACO Prime are gaining momentum. We are glad that along with SKYSAWA project, which is our flagship investment, we will soon be able to offer our tenants office space of the highest standard in the city center," said **Tomasz Górnicki**, Vice-President for Investment, Polski Holding Nieruchomości S.A.

About 3,500 cubic meters of concrete and 220 tons of steel were used for the construction of diaphragm walls of the INTRACO Prime building. Excavation is underway and diaphragm walls will be secured with steel braces.

"Construction works carried out by STRABAG are progressing according to plan and in compliance with safety standards. Diaphragm walls of the building have been constructed over the past two months. Conditions on the construction site allowed for building one section per day. Earthworks will begin soon, including the assembly of the steel strutting frame on two levels, which will enable us to deepen the excavation to the designed depth of 16 m below ground level," said **Agnieszka Wyszyńska**

, Project Manager, STRABAG General Construction.

Thanks to the functional spatial arrangement and the use of modern technological and ecological solutions, INTRACO Prime located in a short distance from the Dworzec Gdański metro station and close to the historical Old Town, has a chance to become an important office location in Warsaw. Tenants will be able to take advantage of amenities such as energy-efficient systems and installations, parking and changing rooms for cyclists, as well as electric car charging stations. On the roof of the building, there will be a terrace accessible from the office space. The ground floor will have retail and service premises.

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About INTRACO Prime

INTRACO Prime is a state-of-the-art, A-class office and commercial complex with an area of ca. 13,000 sq.m. Its construction began in April 2020. Excellent location, accessibility and functional spatial layout are just a few of its assets. INTRACO Prime has been awarded a BREEAM Interim certificate with one of the highest ratings. According to the contract, the construction of the building will take 24 months. Polski Holding Nieruchomości is the investor of INTRACO Prime. STRABAG Sp. z o.o. is responsible for the construction of the building, while a consortium of design studios Juvenes-Projekt and Pracownia Obsługi Inwestorów Pro-Invest is responsible for its design.

Polski Holding Nieruchomości

The Polski Holding Nieruchomości Group is the leading managing investor in the commercial property market in Poland. It is one of the largest companies in the sector in terms of the market value of its portfolio, which includes ca. 140 properties and nearly 700 ha of land with a value of ca. PLN 2.5 billion. PHN Group’s operations are focused in Warsaw and the major regional cities, including Łódź, Poznań, Wrocław and the Tri-City area. The total GLA of PHN Group’s properties is ca. 320,000 sq.m. PHN has long experience in both real estate management and construction project implementation. The Company has been listed on the Warsaw Stock Exchange since February 2013.

Contact:

Polski Holding Nieruchomości
Magdalena Kacprzak, Head of the Marketing, Strategy, Investor Relations and PR Office
mob.: +48 721 000 071; phone: +48 22 850 91 34, e-mail: magdalena.kacprzak@phnsa.pl

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