

Introduction

Adequately to the status of the capital, Kiev is a true center of business in Ukraine. Not only the main part of national business is based here but also the majority of international companies have opened their representative offices in the capital of Ukraine. For such an abundance of firms Kiev offers a full array of office space for rent with business centers being the most attractive place for any company's office.

Location in the immediate proximity to the city center or to main transportation points, extendable office premises which can be planned in accordance with tenant's requirements, parking places – outdoor or underground; 24/7 security with all necessary measures – alarms, video supervision, access control; well-developed internal and external infrastructure; and many more – all this makes Kiev's office centers the best solution for business.

Please, find below the information about the selected business centers in Kiev organized into A, B and C classes in accordance with international classification system.

Contents

CLASS A.....	3
New Technology Business Center.....	3
Seven Hills.....	3
Eurasia (ex-Iceberg Business Center).....	4
Arena City.....	4
Dominant.....	5
Europa Plaza.....	6
Mandarin Plaza.....	7
Millennium.....	7
Parus.....	8
Podil Plaza.....	9
CLASS B.....	10
Bears Center.....	10
Botanic Towers.....	10
FIM Center.....	11
FORUM Business City.....	12
Horizon Office Tower.....	12
Kempa Center.....	13
Leonardo.....	14
Silver Center.....	14
Artem.....	15
Baroque.....	15
Vinogradar.....	16
Diplomat Hall.....	16
Kiev-Donbas.....	17
Kreshchatik Plaza.....	17
Cubic-Center.....	18
Olimp.....	19
Olimpiyskiy.....	19
Panorama.....	20
Renaissance.....	20
Vremena Goda.....	21

Illyinskiy 22

CLASS C 23

Ost-West 23

Swiss House 23

Aquamarine 24

IRVA Office Center 24

NEST 25

Petrovka Center 26

Stend 26

CLASS A

New Technology Business Center



- Built in 2003
- Class A
- Located in the downtown city
- Current tenants: Deloitte and OTP Bank
- 7 floors
- 75,347 sq ft of total area; 51,970 sq ft of rentable area
- Parking – 39 car places
- Address: 43 Zhilyanskaya Str.
- Contact phone: +380(44)490-6970

Seven Hills



- Built in 2005
- Class A
- Located in the downtown city
- Anchor tenants: TMM and Ekonomika
- 7 floors
- 161,460 sq ft of total area
- Underground parking for 216 cars
- Address: 49a Vladimirska Str.

- Contact phone: +380(44)503-7080

Eurasia (ex-Iceberg Business Center)



- Built in 2006
- Class A
- Located in the downtown city
- Current tenants: Samsung, Amway, Microsoft, Nissan and PriceWaterhouseCoopers
- 14 floors
- 420,815 sq ft of total area; 270,350 sq ft of rentable area
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- Underground parking for 150 cars
- 2 elevators
- Address: 73-79 Zhilyanskaya Str.
- Contact phone: +380(44)585-4203
- Website: <http://www.nest.ua>

Arena City



- Built in 2003
- Class A
- Located in the downtown city
- Trading and entertainment center with office rental facilities
- Current tenants: Astelit Mobile (life:) trademark) and Ogilvy
- 6 floors

- 150,695 sq ft of total area; 21,530 sq ft of rentable area
- Underground parking for 500 cars
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- Address: 1-3 Basseynaya Str.
- Contact phone: +380(44)494-4475
- Website: <http://www.arena-city.com>

Dominant



- Built in 2004
- Class A
- Located in the downtown city
- Anchor tenants: BMW/MINI (AVT Bavaria)
- 6 floors
- 39,827 sq ft of total area; 31,872 sq ft of rentable area
- Underground parking for 80 cars
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- “Chiller fan coil” air cooling
- Address: 6 Basseynaya Str.
- Contact phone: +380(44)490-5700
- Website: <http://kandevelopment.com/en/>

Europa Plaza



- Built in 2005
- Class A
- Trading, residential and office complex
- Located in the downtown city
- Current tenants: Wellton, Henkel, Modena Auto, Forex, Savage, UniCreditBank, SEB Bank, etc.
- 23 floors
- 523,890 sq ft of total area; 203,244 sq ft of rentable area
- Underground parking for 190 cars
- 12 high-speed elevators
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- Internet, unlimited number of telephone lines
- "Chiller fan coil" air cooling
- Central heating and ventilation systems
- Inside the center: restaurant, café, conference halls, hotel, trading zone, etc.
- Address: 33-37 Shevchenko Blvd.
- Contact phone: +380(44)490-5595

Mandarin Plaza



- Built in 2003
- Class A
- Trading and office complex
- Located in the downtown city
- Current tenants: DCC and Leman Commodities (Metinvest International)
- 7 floors
- 228,313 sq ft of total area; 101,181 sq ft of rentable trade area; 47,685 sq ft of rentable office area
- Underground parking for 400 cars
- Inside the center: 24-hour supermarket, shops, restaurants, etc.
- Address: 6 Basseynaya Str.
- Contact phone: +380(44)230-9590
- Website: <http://www.mandarin.kiev.ua>

Millennium



- Built in 2000
- Class A
- Located in the downtown city
- Current tenants: TNK, WBB Eastern Europe, TACO, Panasonic, SAP, Da Vinci Restaurant, etc.
- 10 floors
- 89,405 sq ft of total area; 70,008 sq ft of rentable area
- Outdoor and underground parking for 49 cars

- Central conditioning, ventilation with heating and chilling, water heating provided by internal boiler Veissmann, automated control of conditioning and ventilation
- Address: 12a Vladimirskaia Str.
- Contact phone: +380(44)490-3333

Parus



- Built in 2007
- Class A
- Trading and office complex
- Located in the downtown city
- Current tenants: Interpipe, Raiffeisen Bank Aval, Olimp, Concord Capital, etc.
- 33 floors
- 807,294 sq ft of total area
- 4-level underground parking for 300 cars, plus VIP parking zone
- Installed systems of conditioning, heating, and ventilation
- Full climate control HVAC
- 24/7 security guard of internal premises and external adjacent area
- Fire alarm, fire suppression system, and video supervision
- 8 high-speed passenger elevators, plus fire and freight elevators
- Conference hall for 200 people, restaurants, shops
- Address: 2 Mechnikova Str.
- Contact phone: +380(44)230-9611
- Website: <http://parus.biz>

Podil Plaza



- Built in 2000
- Class A
- Located in 5-10 minutes drive from the city center
- Current tenants: Philip Morris, JTI, Intel, Samsung, Sony, Beiersdorf, Janssen-Cilag, etc.
- 9 floors
- 269,100 sq ft of total area; 213,126 sq ft of rentable area
- Outdoor parking for 145 cars
- Address: 30 Spasskaya Str.
- Contact phone: +380(44)503-9292

CLASS B

Bears Center



- One of few business centers located on the left-bank side of Kiev, in 30 minutes drive from the city center
- Class B
- 123,785 sq ft of functional area
- Office re-planning is possible, in accordance with customer's functional and design criteria
- Modern comfortable conference hall for 250 people, training class for 30 people, VIP-hall for 8 people, and a cozy café
- 24/7 security guard of internal premises and external adjacent area, security cameras, access with magnet cards
- Parking place equipped with security cameras
- Address: 52 Popudrenko St.
- Contact phone: +380(44)494-2818
- Website: <http://bbc.bears.ua>

Botanic Towers



- Built in 2006

- Class B
- Located in the downtown city, in the immediate proximity of the botanic garden
- 12 floors
- 99,028 sq ft of office area
- Underground parking for 58 cars
- Address: 119-121 Saksaganskogo Str.
- Contact phone: +380(44)569-3091
- Website: <http://botanic.com.ua/en/>

FIM Center



- Built in 2005
- Class B
- Located in the downtown city, in the rebuilt building
- Anchor tenants: GlaxoSmithKline and Quintiles Ukraine
- 6 floors
- 85,713 sq ft of total area; 66,940 sq ft of rentable area
- Open space
- Conference hall for 30 people and a café on the 1st floor
- Parking – 110 car spaces
- Address: 17 Lineynaya Str.
- Contact phone: +380(44)585-5500
- Website: <http://www.fim.ua>

FORUM Business City



- Built in 2000
- Class B
- 15-20 minutes drive from the city center
- Consists of 7 separately standing buildings which constitute a “business city”
- Current tenants: Colgate-Palmolive, Motorola, Ericsson, Adidas, Hertz, etc.
- 301,390 sq ft of total area, renting from 215 sq ft
- 2 conference halls, for 100 and 25 people accordingly
- Well-developed infrastructure: banks, dry-cleaner, restaurant, air ticket booking, beauty salons, sport clubs, travel agency
- Ground level parking for 350 cars
- Security and fire alarms, alerting systems
- Heating, conditioning, ventilating
- Unlimited number of telephone lines
- Any floor plan in accordance with tenant’s requirements is negotiable
- Address: 13 Mykoly Pymonenka Str.
- Contact phone: +380(44)247-6906
- Website: <http://www.businesscity.com.ua>

Horizon Office Tower



- Built in 1998
- Class B

- Located in the downtown city
- Current tenants: L'Oreal, Cisco Systems, Nokia, Unilever, Visa, PepsiCo, etc.
- 181,910 sq ft of total area; 139,930 sq ft of rentable area
- Parking – 80 car spaces
- Address: 42/44 Shelkovichnaya Str.
- Contact phone: +380(44)490-6928

Kempa Center



- Built in 1994
- Class B
- 12 minutes drive from the city center
- Current tenants: Bosch Rexroth, Kodak and Thomson
- 4 floors
- 129,167 sq ft of total functional area
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- Parking with security guard and cameras
- Conference hall for 60 people
- Bar for the center employees
- Extendable number of telephone lines
- Autonomous heating, ventilating, everyday cleaning
- Address: 1 Vasilkovskaya Str.
- Contact phone: +380(44)258-6299
- Website: <http://www.kempa-center.com>

Leonardo



- Built in 2005
- Class B
- Located in the downtown city
- Current tenants: Cilag, Mitsui and Tchibo Ukraine
- 7 floors
- 159,736 sq ft of total area
- Parking – 380 car places
- Centralized electricity, conditioning and ventilating systems
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- Telephonization – 50 per floor + additional 50
- Address: 15 Bogdana Khmel'nitskogo Str.
- Contact phone: +380(44)581-0012

Silver Center



- Built in 2000
- Class B
- Located in 10 minutes drive from the city center
- Current tenants: Toshiba, Wrigley, Honeywell, and Nielsen
- 9 floors
- 102,260 sq ft of total area; 86,111 sq ft of rentable area
- Parking – 100 car places; free guest parking before the building
- Cash machine, banks and a restaurant on the territory of the center
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- Address: 4 Lepse Blvd.
- Contact phone: +380(44)201-4501

- Website: <http://www.silvercentre.com.ua>

Artem



- Built in 1997
- Class B
- Located in 5-10 minutes drive from the city center
- Current tenants: IBM, Mary Kay, Robert Bosch, Renault and Aventis
- 6 floors
- 107,640 sq ft of total area; 91,493 sq ft of rentable area
- Outdoor parking for 160 cars
- Address: 4 Glybochitskaya Str.
- Contact phone: +380(44)501-1818

Baroque



- Built in 1997
- Class B
- Located in the downtown city
- Current tenants: Bizpro and KPMG
- 5 floors
- 33,444 sq ft of total area
- Outdoor parking for 25 cars
- Address: 11 Mikhailovskaya Str.
- Contact phone: +380(44)590-3060

Vinogradar



- Built in 2008
- Class B
- Located in 20-30 minutes drive from the city center
- Current tenants: Ukrkontrakt and Lukom Center
- 9 floors – 1st building, 16 floors – 2nd building
- 249,130 sq ft of total area; 202,180 sq ft of rentable area
- Underground parking for 250 cars
- Address: 35 Svetlitskogo Str.
- Contact phone: +380(44)574-7270

Diplomat Hall



- Built in 2008
- Class B
- Residential and office complex
- Located in the downtown city
- Anchor tenants: Model Bank
- 15 floors, office – 2
- 710,460 sq ft of total area; 69,804 sq ft of rentable area
- Underground parking for 384 cars
- 4 freight-passenger and 8 passenger elevators
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms

- “Chiller fan coil” air cooling
- On the territory of the business center: travel agency, air and railway tickets booking, fitness center, grocery store, restaurant, café, hotel, etc.
- Address: 59 Zhilyanskaya Str.
- Contact phone: +380(44)494-4004

Kiev-Donbas



- Built in 1996
- Class B
- Located in the downtown city
- Current tenants: Concord Restaurant, Index Bank, Ukgazbank and DHL
- 8 floors
- 75,350 sq ft of total area; 69,965 sq ft of rentable area
- Outdoor parking
- Address: 42/4 Pushkinskaya Str.
- Contact phone: +380(44)235-9388

Kreshchatik Plaza



- Built in 1999
- Class B
- Located in the downtown city
- Current tenants: Golden Telecom, Louis Vuitton, H. Lundbeck A/S and Ernst & Young
- 5 floors
- 96,122 sq ft of total area; 69,965 sq ft of rentable area
- Parking – 37 car places
- 24/7 security guard of internal premises and external adjacent area, security cameras
- Central conditioning and ventilation systems
- Active sprinkler extinguish a fire
- System delete of smoke (basement)

- System of air support in elevator mines and ways of evacuation
- System of the fire warning (passive), smoke sensors and infra-red radiation
- System of heating the reserved (boiler, radiators, fan-coil)
- Fivewire electric network of TNC-L with heat-resistant cables and passive sensors of extinguish a fire on the ways of gasket
- Hot water supply by story boilers
- System of the sanctioned access with magnetic cards
- System of video supervision and video registration
- Telephone network and the Internet
- Inside the center: sauna, conference hall, cash machines, shops, restaurants, etc.
- Address: 19a Kreshchatik Str.
- Contact phone: +380(44)496-2650
- Website: <http://kreshatik-plaza.com>

Cubic-Center



- Built in 2005
- Class B
- Located in 5 minutes drive from the city center
- Current tenants: ASUS, Altis, Bayer, Chumak, MTI and UkrSibBank
- 6 floors
- 161,460 sq ft of total area; 75,350 sq ft of rentable area
- Underground parking for 34 cars
- 6 Otis elevators
- "Chiller fan coil" air conditioning
- Centralized heating and ventilation
- Address: 3 Sholudenko Str.
- Contact phone: +380(44)230-4747
- Website: <http://www.cubic-center.com.ua>

Olimp



- Built in 2004
- Class B
- Located in 5 minutes drive from the city center
- Current tenants: Brain Source International
- 8 floors
- 182,990 sq ft of total area; 69,965 sq ft of rentable area
- Parking – 85 car places
- Address: 3 Sportivnaya Sq.
- Contact phone: +380(44)492-0221

Olimpiyskiy



- Built in 2005
- Class B
- Located in the downtown city
- 10 floors
- 139,930 sq ft of total area; 75,350 sq ft of rentable area
- Underground parking for 343 cars
- Inside the center: shops, restaurants, cafés, etc.
- Address: 72 Bolshaya Vasilkovskaya Str.
- Contact phone: +380(44)206-8379

Panorama



- Built in 2003
- Class B
- Trading and office complex
- Located in the downtown city
- Current tenants: Daewoo, Intalia Jewelry, HCM Group, Veles Capital, OKI, etc.
- 7 floors
- 267,484 sq ft of total area; 95,433 sq ft of rentable area
- Underground secured parking
- 24/7 security guard of internal premises and external adjacent area
- Address: 20 Bolshaya Zhitomirskaya Str.
- Contact phone: +380(44)230-4792
- Website: <http://hcm.net.ua/rus/panorama.php>

Renaissance



- Built in 2006
- Class B
- Located in 5 minutes drive from the city center
- Current tenants: SITA INC, Equant Ukraine, Servier International, Baker & McKenzie, Leo Burnett, AICE Ukraine, Huawei Ukraine, etc.
- 4 floors
- 184,063 sq ft of total area; 155,970 sq ft of rentable area
- Open space
- Outdoor and underground secured parking for 112 cars
- 6 high-speed elevators Schindler
- Newest engineering and telecom systems

- Central conditioning, ventilation
- 24/7 security guard of internal premises and external adjacent area, video supervision
- Restaurant, fitness center
- Address: 24 Vorovskogo Str.
- Contact phone: +380(44)585-4101
- Website: <http://www.nest.ua>

Vremena Goda



- Class B
- Located in 5-10 minutes drive from the city center
- 8 floors
- 87,188 sq ft of total area; 75,961 sq ft of rentable area
- Underground secured parking for 110 cars
- Central heating, ventilation, conditioning
- 2 high-speed passenger elevators Schindler
- 24/7 security guard of internal premises and external adjacent area, video supervision, electronic access system
- Sprinkler fire suppression systems
- Well-developed infrastructure: banks, insurance company, restaurants, cafés, dry cleaners, beauty salon, air tickets office, tour operator, drug store, dentistry, fitness center, shopping mall, supermarket, etc.
- Address: 16 Kudriashova Str.
- Contact phone: +380(44)585-4101
- Website: <http://www.nest.ua>

Illyinskiy



- Built in 2004
- Class B
- Office and trading complex
- Located in 5-10 minutes drive from the city center
- Current tenants: AIG, AXA, Piraeus Bank, FOYIL, Nestle, Imperia Mekha, BannerStop, etc.
- 5 floors
- 516,668 sq ft of total area; 387,500 sq ft of rentable area
- Underground parking for 198 cars
- Address: 8 Illyinskaya Str.
- Contact phone: +380(44)590-0191
- Website: <http://www.hcm.net.ua>

CLASS C

Ost-West



- Built in 1999
- Class C
- Located in 20-30 minutes drive from the city center
- Current tenants: Ost-West Express, Rehau and Rockwool
- 3 floors
- 107,640 sq ft of total area; 35,521 sq ft of rentable area
- Parking – 35 car places
- Address: 18/14 Vikentiya Khvoiki Str.
- Contact phone: +380(44)462-5102

Swiss House



- Built in 2000
- Class C
- Located in 5 minutes drive from the city center
- Current tenants: MasterFoods, Oracle and Twiga
- 6 floors
- 43,056 sq ft of total area
- Parking – 16 car places
- Address: 9-11 Frolovskaya Str.
- Contact phone: +380(44)537-7577

Aquamarine



- Built in 2003
- Class C
- Located in the downtown city
- 5 floors
- 71,260 sq ft of total area
- Outdoor secured parking
- 24/7 security guard of internal premises and external adjacent area, security cameras, security and fire alarms
- Central channel system of air conditioning
- Digital phone lines provided by Ukrtelecom and Golden Telecom
- 2 elevators
- Address: 29 Zhilyanskaya Str.
- Contact phone: +380(44)289-0425
- Website: <http://www.colliers.com/Markets/Ukraine/Services/PracticeGroups/office/>

IRVA Office Center



- Built in 2004 (reconstructed)
- Class C
- Located in 15-20 minutes drive from the city center
- Current tenants: ABBYY, Elopak and Wideport
- 5 floors
- 236,806 sq ft of total area
- Outdoor secured parking
- Central conditioning and ventilation systems
- 24/7 security guard of internal premises and external adjacent area, security cameras, access control, security and fire alarms

- Inside the center: restaurant, bank, conference hall, car wash, etc.
- Address: 10/14 Radishcheva Str.
- Contact phone: +380(44)206-2328
- Website: <http://www.irva.com.ua>

NEST



- Built in 2000
- Class C
- Located in 10 minutes drive from the city center
- Current tenants: Hettich Marketing, Goodyear Dunlop, Hanner, AutoZAZbank, Naftogaz, etc.
- 9 floors
- 153,225 sq ft of total area; 133,830 sq ft of rentable area
- Open space
- Flexible premises planning in accordance with tenants' requirements
- Outdoor secured parking for 90 cars
- 24/7 security guard of internal premises and external adjacent area, magnet card access
- Internet and phone connection (analog and digital) provided by Golden Telecom and Kancom
- Address: 45 Uritskogo Str.
- Contact phone: +380(44)585-4197
- Website: <http://www.nest.ua>

Petrovka Center



- Class C
- Located in 20 minutes drive from the city center
- Current tenants: advertising agencies, newspapers, TV channels, etc.
- 12 floors
- Outdoor parking
- 24/7 security guard of internal premises and external adjacent area
- Computer network, Internet, analog and digital phone connection provided by Golden Telecom and Ukrtelecom
- Conditioning
- Fire alarm
- Inside the center: conference hall, café, bank, notary, shops, etc.
- Address: 6 Moskovskiy Ave.
- Contact phone: +380(44)468-3531
- Website: <http://www.petrovka.net/>

Stend



- Built in 2005 (reconstructed)
- Class C
- Located in 10 minutes drive from the city center
- Current tenants: Golden Telecom, Renault, Energizer, Reynars, Syngenta, etc.
- 7 floors
- 161,460 sq ft of total area; 123,785 sq ft of rentable area
- Outdoor parking for 100 cars
- 24/7 security guard of internal premises and external adjacent area, video supervision, access control

- Fire alarm
- Central conditioning, ventilation, autonomous heating system
- Analog and digital phone lines provided by Golden Telecom
- Address: 14 Vasilkovskaya Str.
- Contact phone: +380(44)257-2240