



Soodstrasse 52, 8134 Adliswil

TECHNICAL INFORMATION

Year of Construction

1997

Heating

Gas; Distribution via Thermo-Active Ceilings (TAC / TABS)

Ventilation

Fresh Air Supply 30-36 cbm/h (In accordance with SIA 2024)

Cooling

Cooling generation by means of 2 cooling machines of each 220kW, maximum cooling capacity 440kW. Cooling is provided by Thermo-Active Ceilings, as well as air condition units and fancoils, partially cooling ceilings (5th floor and 2 telepresence rooms)

Power & IT

Main Power Supply is 1250 Ampere. There are 3 technical risers with power distribution panels per floor. Swisscom is the local telecom provider, whereas additional providers can be installed. All areas are equipped with IT-cabling, Cat.5

Emergency Power (UPS)

UPS as well as a Emergency Power Generator (24h – diesel tank) is located in the building

Sanitary facilities

Each floor has 3 sanitary blocks with separate male and female toilet facilities as well as a disabled toilet

Access Control

Building management system (BacNet), badge system, CCTV, building surveillance system, singularization system at main entrance

Elevators

4 Staff lifts (8 persons/640kg)
1 Goods lift (3200kg/42 Persons)

Deliveries

Truck delivery at rear entrance, including a hoisting platform

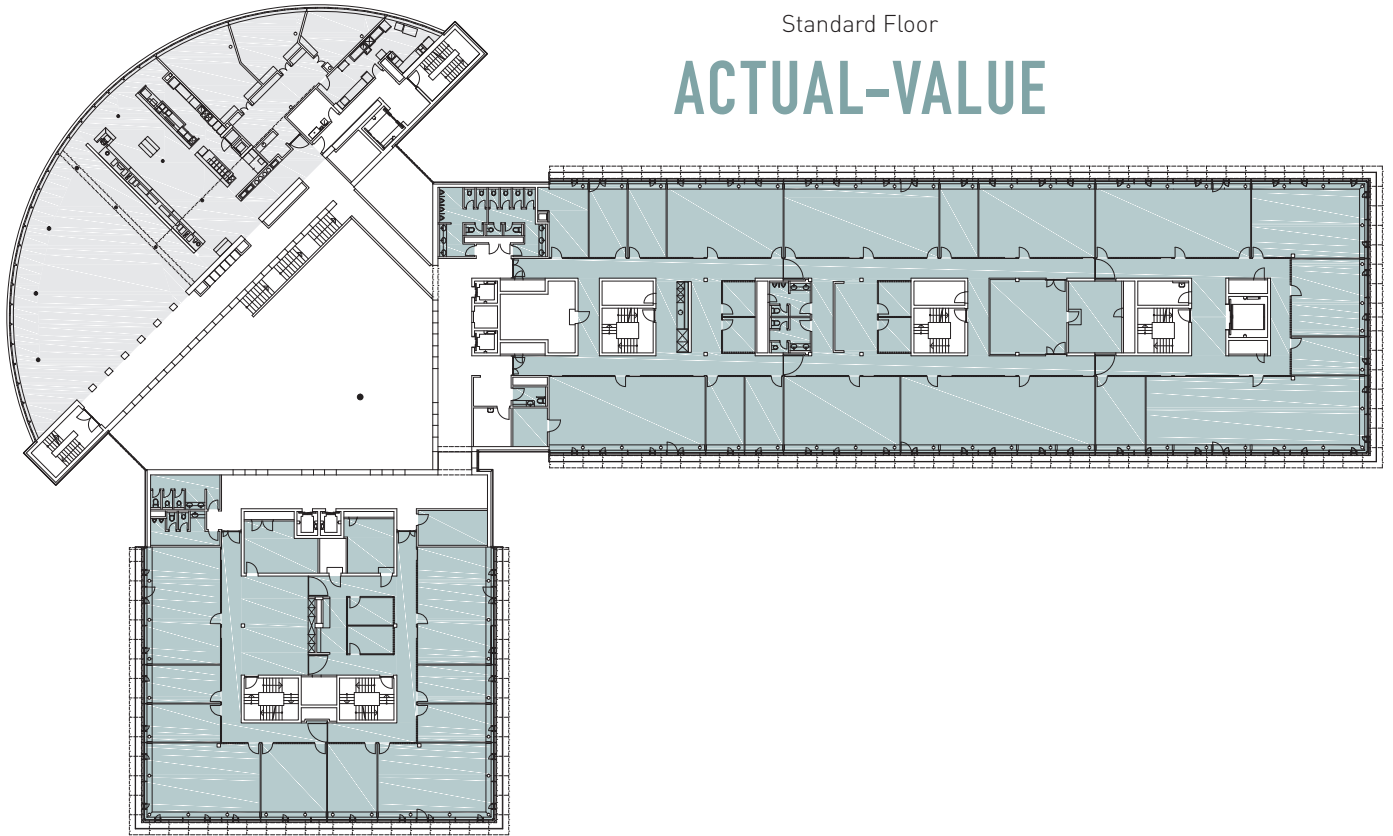
Description of fit-out

- Floor: Screed with carpet, partial ducting
- Ceiling: Suspended acoustic metal ceilings (44 cm), partially with integrated ventilation, cooling as well as lighting
- Partition walls: Glass partitions and plaster partitions
- Room height: 3.80 m (Grd floor)
2.51 m (1st-3rd floor)
2.71 m (4th floor)
- Floor loading: 500 kg/sqm
- Special areas: Auditorium (Maximum capacity of ca 150 persons)

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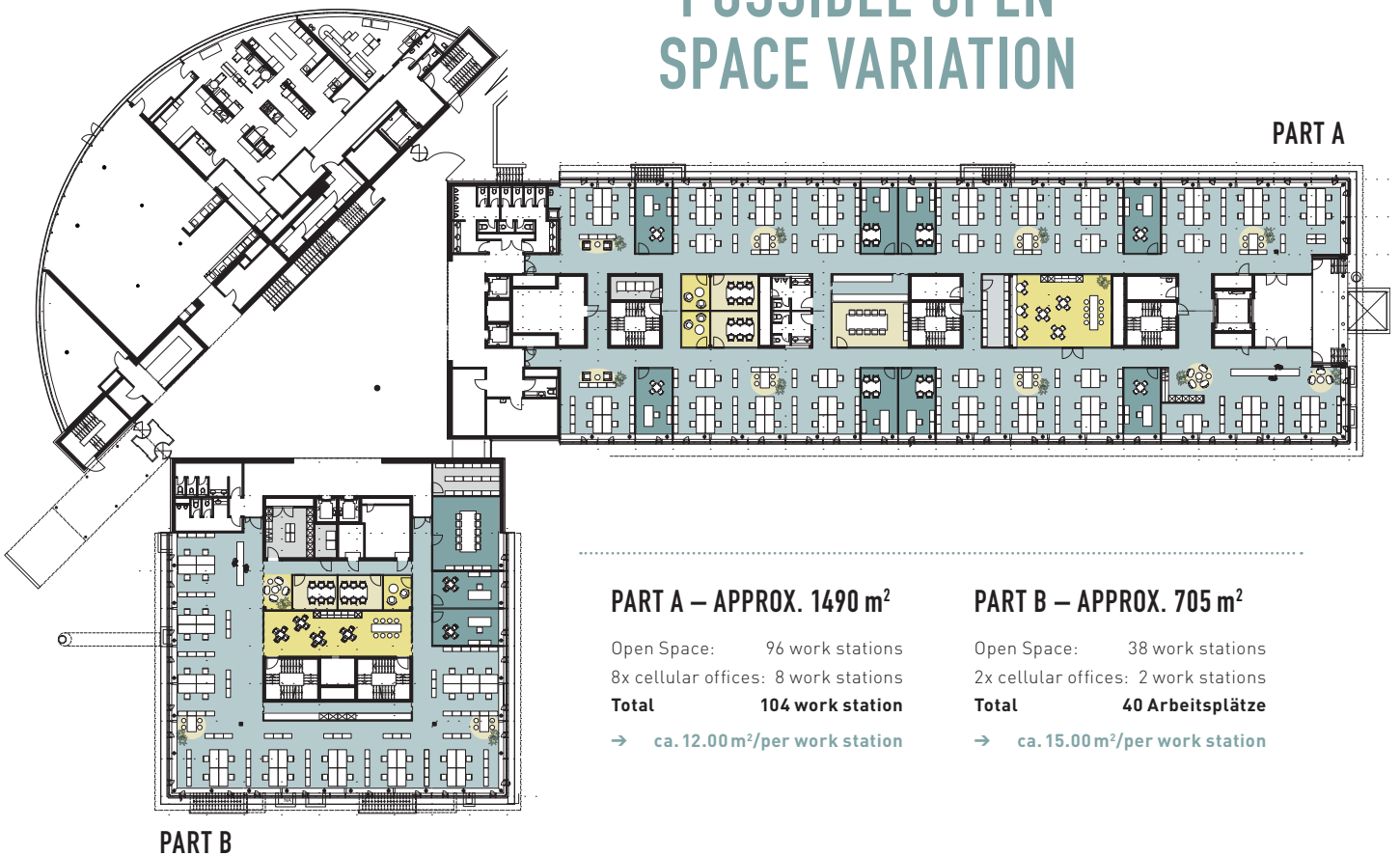
Standard Floor

ACTUAL-VALUE



Standard Floor

POSSIBLE OPEN SPACE VARIATION



PART A – APPROX. 1490 m²

Open Space: 96 work stations
8x cellular offices: 8 work stations
Total 104 work station
→ ca. 12.00 m²/per work station

PART B – APPROX. 705 m²

Open Space: 38 work stations
2x cellular offices: 2 work stations
Total 40 Arbeitsplätze
→ ca. 15.00 m²/per work station

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