

# Materials and technical specifications

## Interiors

- Office building with **LEED® Platinum, Well® Gold and Well® Health and Safety certifications**, providing a sustainable and healthy environment for the building's occupants.
- Offices with an unbeatable **efficiency ratio**.
- Curtain wall façade with **acoustic insulation and solar protection**, letting natural light into all work stations.
- **Fully unobstructed floor plans with no intermediate columns** and a clearance of 2.8 m.
- **Metal-encased raised floor** with clearance of 10 cm.
- **Adaptable drop ceiling** with the option for exposed installations.
- Ceiling lighting system with **anti-glare LED lights**.
- **VCR air conditioning system with photocatalytic filtering for hospital-level air quality**.
- **4 cutting-edge lifts** plus one service lift, all with a high capacity.
- **Option to interconnect floors with interior stairs**.
- Maximum occupancy ratio of **8.5 sqm/per person**.

## Exteriors

- **"Botanic" garden of over 2,000 sqm** designed by the renowned **landscape architect Isabel Pallarés**.
- **10 terraces on different levels** of the building with a **total area of 1,000 sqm**.
- **Covered entrance lobby with a customer area larger than 200 sqm**.
- **"Botanic" Plaza for open-air conferences and events**.



# Building services

- **Biometric access control system** for employees.
- **Visitor access system with integrated management** to reduce access times by 90% (**Árima patent**).
- **Individualised WCs** with complete compartments, and the option to have executive bathrooms.
- **Fully equipped fitness area** with a physical therapy section and **Gold changing rooms for executives**.
- **Healthy restaurant area with private terrace**.
- **“Botanic” greenhouses** available for meetings with catering in the garden.
- **Exclusive client area on the 4th floor** divided into two modules with adaptable meeting rooms, an auditorium option and terraces.
- **224 garage parking spaces**. The project includes **165 indoor spaces**, **59 outdoor spaces** and **31 spaces for electric cars**.
- **Electric micromobility system** available for employees.

