



AVAILABLE TO LET

ALDAR HQ, ABU DHABI

Abu Dhabi - United Arab Emirates, United Arab Emirates

The World's First Spherical Office Building- Grade A Standard Office Space in Abu Dhabi - 2,000 SQM Available on the 3rd Floor

The Aldar HQ is the world's first spherical office building. Built to international Grade A standards, HQ offers 51,000 sq m of premium office space over 20 floors, basement car parking & ancillary retail areas at podium level. Standing at about 120 metres, HQ is one of the first green buildings in Abu Dhabi & has become established as a landmark on the Abu Dhabi skyline.

HQ's excellent location provides spectacular views of the city, canal, & sea, & allows for an unparalleled working environment through the integration of exceptional services, including high-speed lifts & one of the highest parking ratios in Abu Dhabi. The building is perfectly positioned to serve both local & international markets, being just off the main arterial road network linking Abu Dhabi to Dubai & neighbouring GCC countries, & a ten minute drive from Abu Dhabi International Airport.

AVAILABILITY

3rd Floor - 2000 sqm Fully Fitted & Furnished Office (A mixture of high quality glazed cellular offices & meeting rooms together with open plan accommodation). The fully furnished office consists of: wet pantry, meeting rooms, closed offices, large storage rooms, open plan workstations and open plan cubicles.

Rent	P.O.A
Building type	Office
Size	2,000 Sq m

Marketed by: JLL Dubai

For more information please visit:

<https://realla.co/aldar-hq-abu-dhabi>



Magnificent double height reception lobby with dual entrance

World class finishes throughout all common areas incorporating natural materials

12 high speed passenger lifts operated by destination control and 2 additional service lifts

On site building management team

IBMS monitoring all security and maintenance / Full access control security system

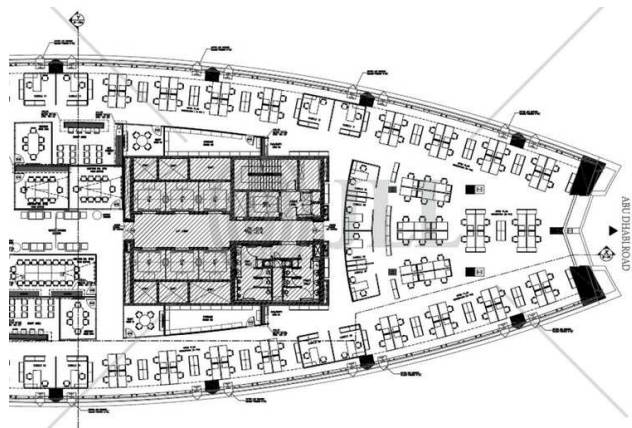
Dedicated basement delivery area and automated vacuum waste collection

Tenant back up power generator capability

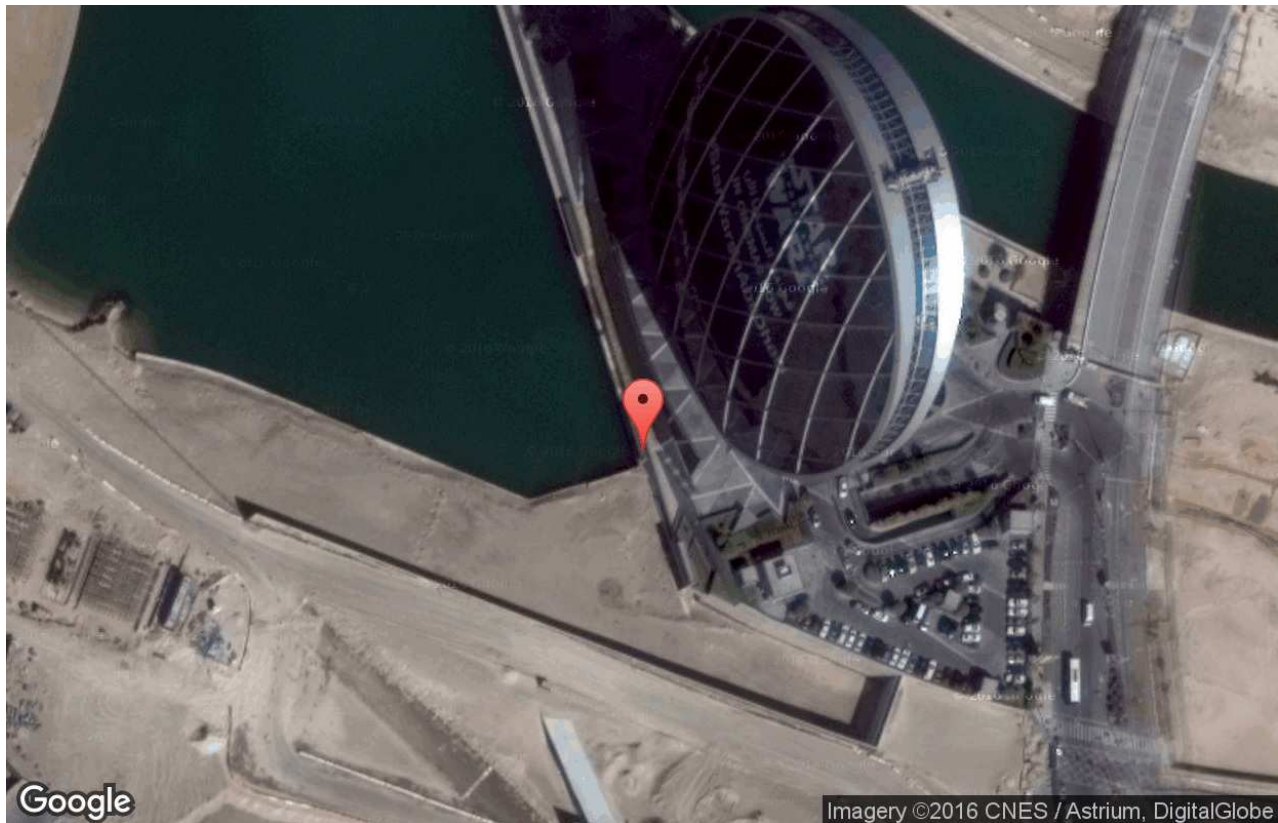
Full time concierge reception staff / VIP and group welcome service

Two cafe outlets on the ground and mezzanine, overlooking the reception lobby

Male and female gyms with shower facilities



Aldar HQ, Abu Dhabi, Abu Dhabi - United Arab Emirates



Data provided by Google

Floors & availability

Unit	Sq ft	Sq m	Comments
3rd Floor	21,520	2,000.0	Fully Fitted and Furnished

Notes:



JLL Dubai



toby.hall@jll.com

Property descriptions and related information displayed on this page are marketing materials provided by JLL. Realla does not warrant or accept any responsibility for the accuracy or completeness of the property descriptions or related information provided here and they do not constitute property particulars. JLL Disclaimer JLL for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. no person in the employment of JLL has any authority to make or give any representation or warranty whatever in relation to the property; d. Any images maybe computer generated. Any photographs show only parts of the property as they appeared at the time they were taken @2015 Jones Lang LaSalle