



Mikonkatu 15

KLUUVI / HELSINKI

SPONDA

Great workplace with a stunning view

Mikonlinna is a modern office and retail property in the Fennia Quarter next to the Railway Station Square in the heart of Helsinki. The popular Mikonkatu neighbourhood is an ideal place for a company that values a central location and the availability of a wide variety of services nearby.

The highest floors of the nine-floor building offer a stunning view over central Helsinki. The top floors house smaller and larger offices with large windows that let a lot of natural light into the rooms. The office space on the seventh floor has a terrace with a stunning view. The first two floors consist mainly of restaurant premises. The interior areas can be easily modified according to specific needs. The building was thoroughly renovated in the early 2000s to serve as a modern office and retail property.

All properties in the Fennia Block have been awarded a BREEAM In-Use Excellent -level certification. The Fennia Block is also fully carbon neutral in terms of energy consumption during use.



Services & accessibility



Parking in P-ElieI and P-Kluuvi



100 m



100 m



Fennia restaurant hub



200 m



100 m

Accessibility

The Central Railway Station and the adjacent Rautatientori bus station provide excellent accessibility to public transport, supplemented by the University of Helsinki metro station located below the block.

Parking

Private cars have access to the Engel parking facility, which is connected to the Central Railway Station, and the Kluuvi parking facility, which provides direct access to the University of Helsinki metro station.

Local services

The Fennia Quarter offers a large number of restaurants and other entertainment services. The central location of the property ensures that all commercial and business services are located within a short walking distance.



Mikonkatu 15

00100 HELSINKI / KLUUVI

SPACE TYPES

Office

CONSTRUCTION YEAR

1940

FLOORS

9

AREA

9356,5 m²

ENERGY CLASS

C2018

ENERGY EFFICIENCY PROGRAM

Yes

ENVIRONMENT CERTIFICATE

breeam, gresb-2023

Accessibility



Parking in P-ElieI and P-Kluuvi



200 m



100 m



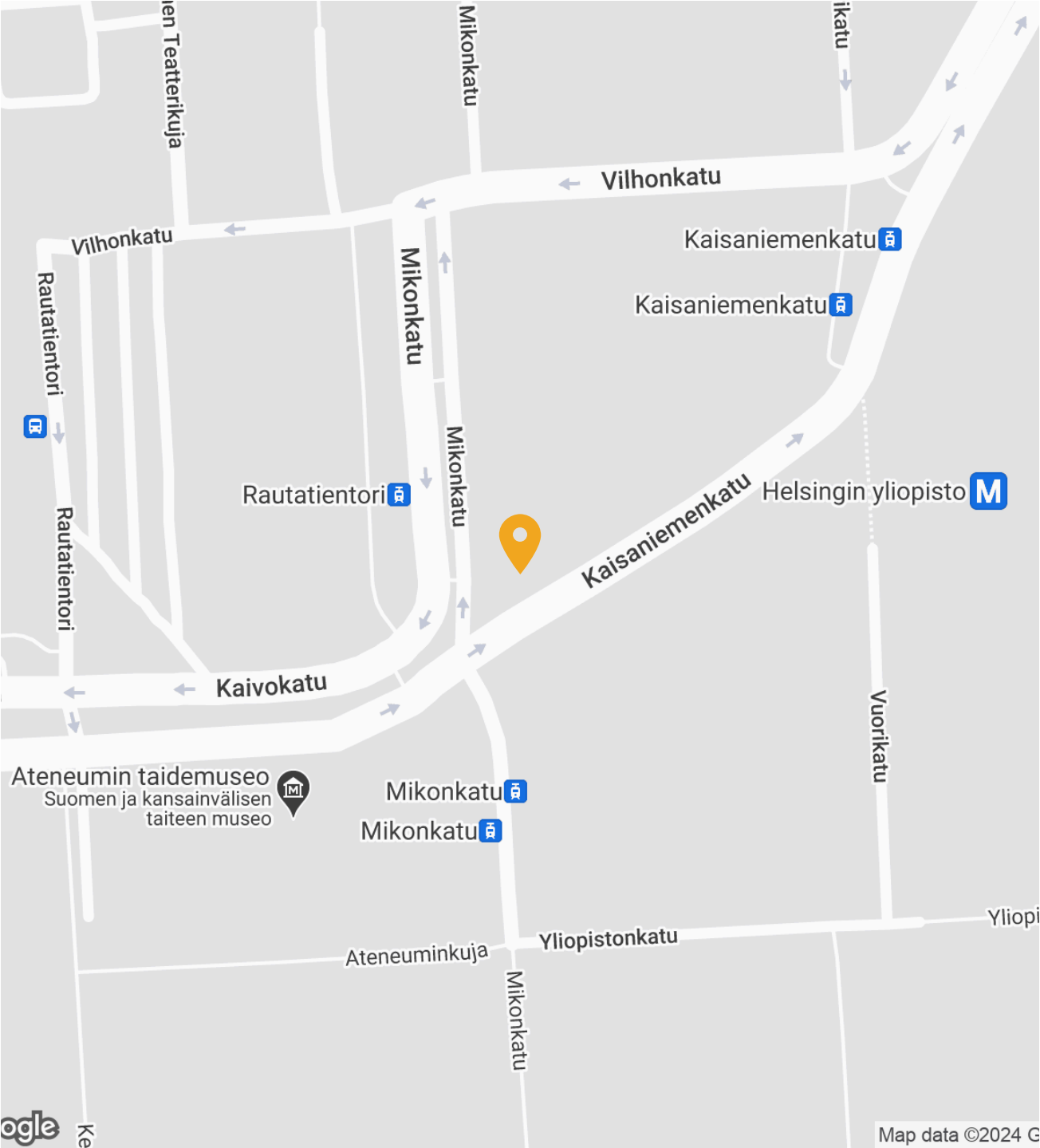
100 m



100 m



30 min



Sustainability



G R E S B
R E A L E S T A T E
sector leader 2023



Sponda's Sustainability Roadmap

- Carbon neutrality by 2025.
- Energy Efficiency Programme 2030 aims at 20% reduction of the purchased energy.
- We share the number one position within our peer group as the world's most sustainable property owner and developer in the global GRESB Real Estate Assessment 2023.
- By the Environmental Partnership Program in close co-operation with customers, we can reduce the environmental load resulting from the use of properties.



BREEAM In-Use Environmental Certificate

- 3rd party verification demonstrating sustainable use and maintenance at Excellent level.
- Comprehensive energy and water consumption metering and monitoring systems.

BREEAM (Building Research Establishment Environmental Assessment Method) is an international environmental classification system for buildings. It aims to reduce the environmental impact of building use and develop healthier work environments.



Carbon neutral in terms of energy consumption

- The property uses electricity produced by wind power and renewable district heating and cooling.
- For more information on the property's energy and water consumption and carbon footprint, please visit the property's extranet pages.



Excellent Location

- Prime central location in Helsinki City centre, providing easy access to public transportation (bus, tram, metro, city bike, train) and nearby services.
- Bicycle storage and showers & locker rooms for employees.



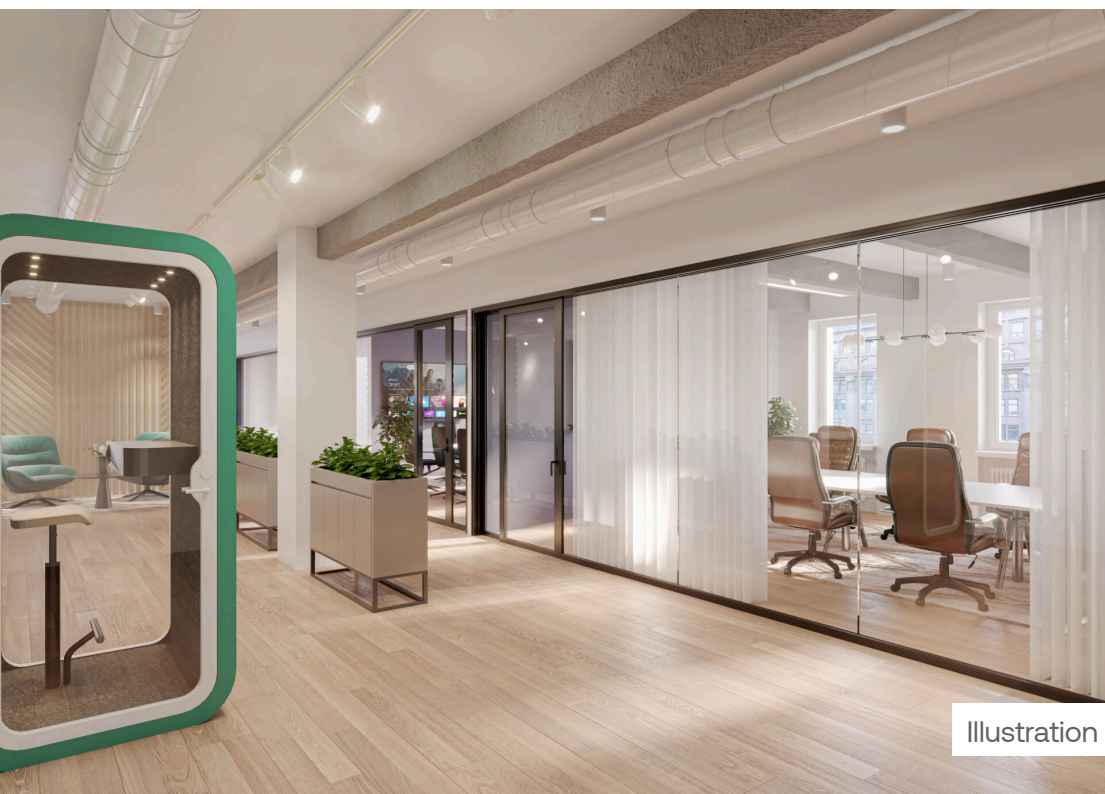
Wellbeing For Users

- Healthy and secure environment to encourage productivity.
- Excellent conditions, including indoor air quality, low material emissions and thermal comfort.



Resource Efficiency

- Sustainable and durable material choices.
- Excellent opportunities for waste recycling.
- The Environmental Coordinator (L&T) provides regular guidance on waste sorting.







Your contacts



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SPONDA

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SPONDA Ltd. is one of the largest property investment companies in Finland. We own, lease and develop office and retail properties and shopping centres in the largest cities in Finland. We are a forerunner in property investment, an experienced property developer and a responsible urban developer. Our properties are situated in the best city locations with good connections. We create modern and functional spaces, that accommodate new ways of working. Our mission is to develop operating environments that promote the success of our customers.

Why choose Sponda as your property partner



Our extensive property portfolio offers you new options that suit your needs flexibly as your space requirements change.



Focused on prime locations our property portfolio includes a variety of high-quality solutions for your company's business premises needs.



Our comprehensive environmental programmes promote the joint development of the energy-efficiency and eco-friendliness of your business premises.



Versatile, high-quality services facilitate your operations at our properties and support your business success.



Our experience and professional expertise help us identify your property needs and offer suitable premises that support your business operations.