



**SELVAMAR BUSINESS CAMPUS**  
World's Record in Sustainability  
LEED Platinum® Certification\*

# LAit Building

**Pioneering Business Space for  
Forward-thinking Companies**

[SEE INTERACTIVE PRESENTATION](#)



PLACE

# Bold architecture Bold thinking



13 floors



Rooftop terrace



10,726 sqm



LEED Platinum®\*  
WELL™ Gold\*\*



360° views



Natural light



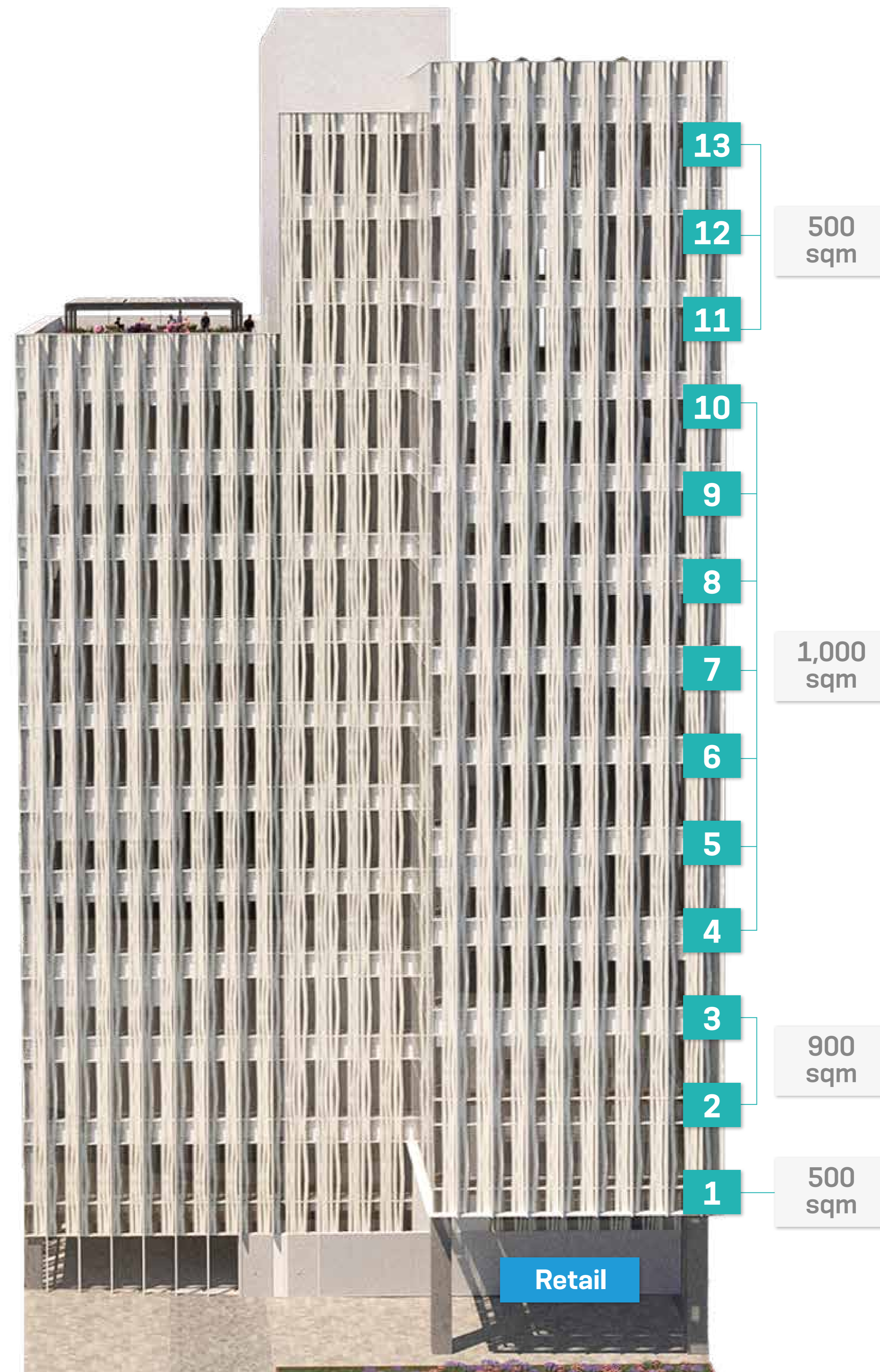
Flexible  
modular  
floorplates

\*LEED Platinum® v4 for Building Design and Construction: Core and Shell Development, with 92 points. World-record score, as of February 1st, 2023

\*\*In process

PLACE

# Alt Building Overview



## ON CAMPUS

- Security 24/7
- Smart lockers
- Food Truck
- Table Tennis
- Parking
- E-car recharging
- Breastfeeding room
- Sky terrace
- Cafeteria
- Wifi
- Concierge
- Changing room
- Outdoor Plaza
- Green Areas
- Pet friendly
- Bicycle / Scooter parking
- Informal meeting area
- Parcel Service
- Lounge Lobby
- Maintenance Service

## OFF CAMPUS

- Sports centres
- Nursery
- Restaurants & bars
- Physiotherapy



PLACE

# Arrival and welcome

Alt Building provides a premium welcome experience to staff and visitors.



Double height ground-floor lobby



Underground parking for bikes, motorcycles, EVs and cars



Landscaped communal areas





PLACE

# Flexible Office Space



Efficient, no-column design ensures maximum flexibility



Modular floor plates divisible into 2 offices



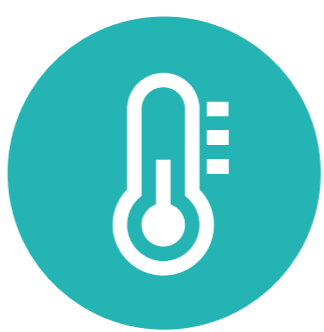
Safe openable windows allow natural, healthy airflow



Outstanding natural lighting



1/8 occupancy ratio

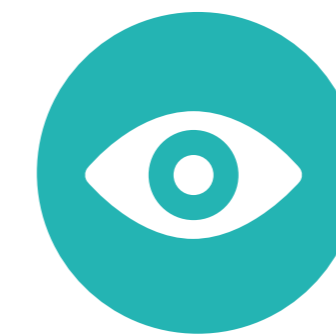


Modular temperature control



PLACE

# Sky Terrace



Spectacular wraparound views of Barcelona

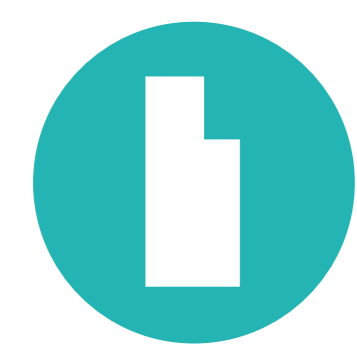


Ideal for mingling, relaxing, networking or hosting events

PLACE

# Independent excellence Campus synergies

Alt Building is the tallest building within Selvam Business Campus.



Fully independent



Diverse possibilities for synergies





PEOPLE

# High-energy campus community in 22@ Barcelona



Events  
programme



Table tennis



Informal  
meeting areas



Foodtruck



Green areas



Food and  
beverage

## PEOPLE

# 22@ North

Barcelona is famous for its quality of life, climate and culture. The **new magnet for pioneering minds** is the 22@North zone. Already an **epicentre for creativity** in the city's arts and culture scene, this rapidly developing area is also an **in-demand business and residential address**.



## Leisure and lifestyle

Abundant nearby retail and leisure facilities plus easy access to the city's make the area an aspirational lifestyle choice.

## Tech hub

Home to established tech giants and other top companies plus the startup successes of tomorrow.



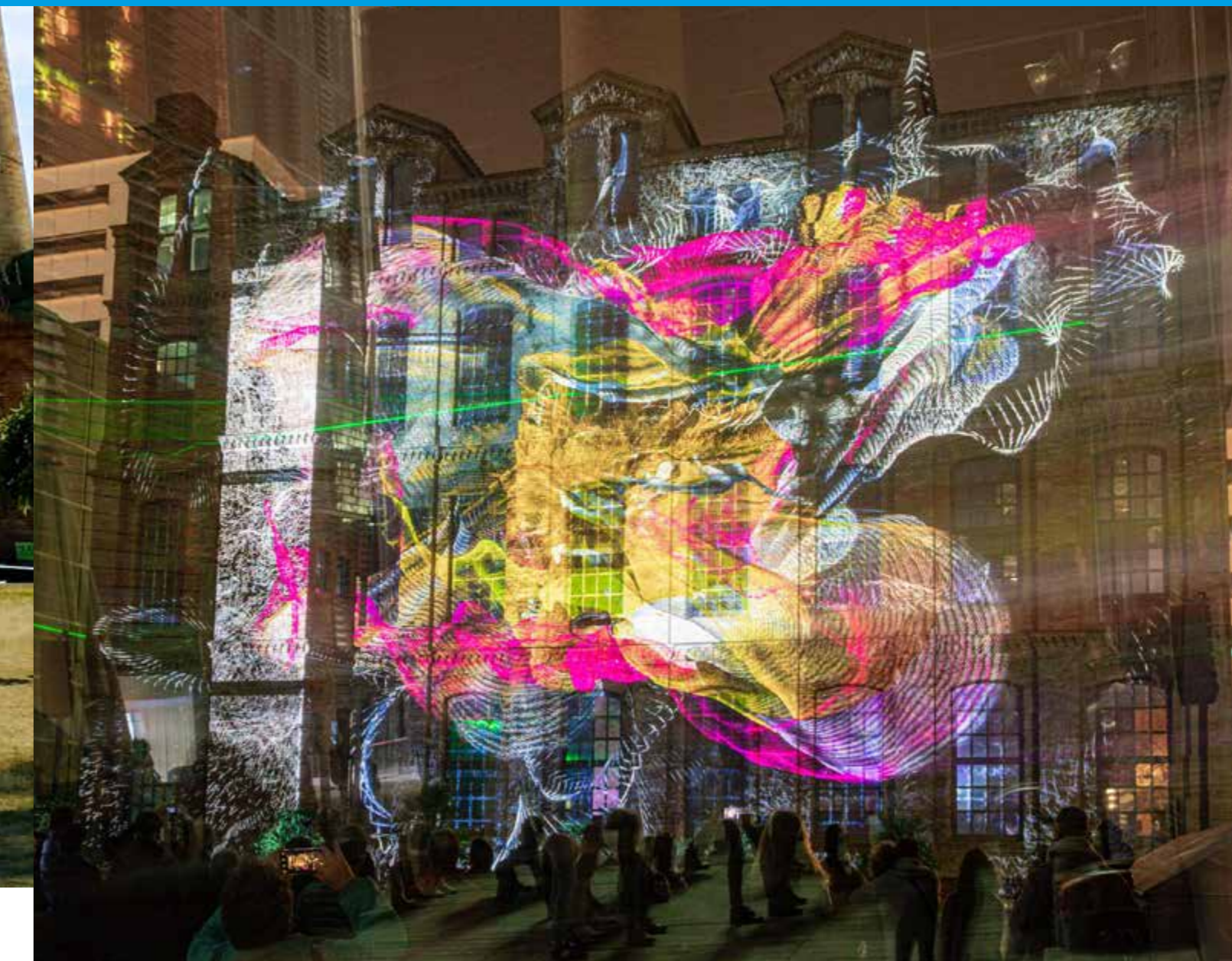
## Culture and creativity

Some of the city's coolest studios, galleries, theatres, workshops and art collectives combine to create a local character of creativity.



## Pioneering green axis

Barcelona's greenest urban regeneration scheme, the Cristobal de Moura Green axis, connects Parc Central with Parc del Besòs. It features urban rewilding plus abundant new parks and green areas.



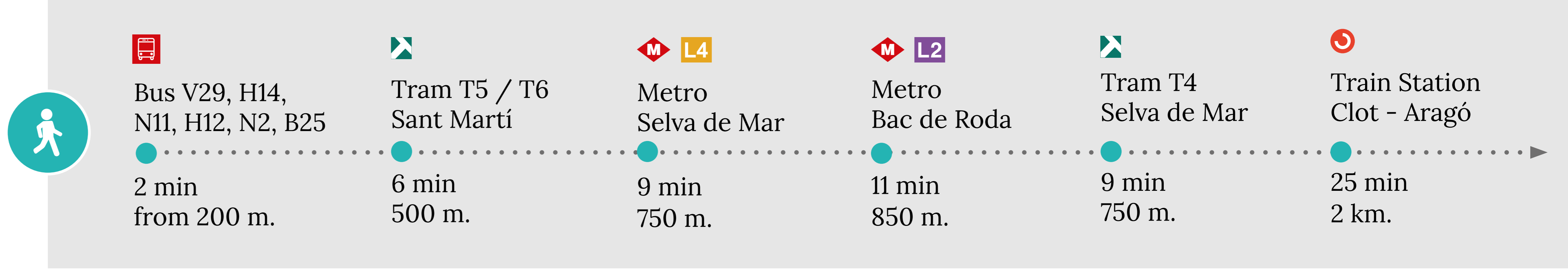
PLANET

# Complete connectivity



Alt Building actively promotes safe and sustainable travel

TIME TO DESTINATION	DISTANCE			
Plaça Catalunya	4,2 km.	13 min.	25 min.	30 min.
Sants Train Station	7,7 km.	19 min.	29 min.	42 min.
El Prat Airport	23,4 km.	22 min.	1 h.	1h - 15 min.



# Premium credentials



## World-record score in LEED PLATINUM® certification\*

LEED® sustainability certificate recognises aspects such as the design, maintenance, operation and high energy performance of Selvamar Business Campus.

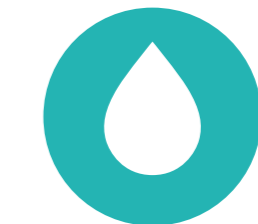
\*LEED Platinum® v4 for Building Design and Construction: Core and Shell Development, with 92 points. World-record score, as of February 1st, 2023



## WELL Certification™ Gold\*\*

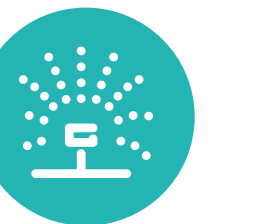
The WELL™ Building Standard is a scoring system for buildings that measures their impact on people's health and wellbeing.

\*\*In process



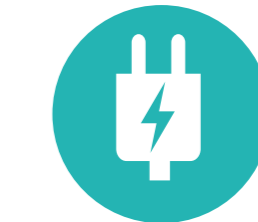
**51%**

SAVINGS ON DRINKING WATER CONSUMPTION



**100%**

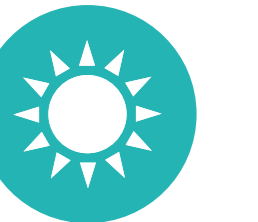
SAVINGS ON WATER CONSUMPTION FOR IRRIGATION



**34,8%**

SAVINGS ON OVERALL ENERGY CONSUMPTION

Calculations for building's baseline according to ASHRAE 90.1-2010.



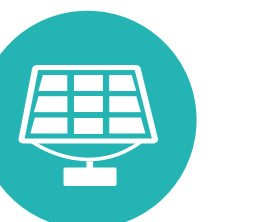
**+90%**

OCCUPIED SPACES WITH NATURAL LIGHT



**10%**

DECREASE IN ENVIRONMENTAL IMPACTS



**+70%**

CONTRIBUTION FOR RENEWABLE ENERGY



**18%**

ACCESSIBLE OPEN AREAS

PLANS

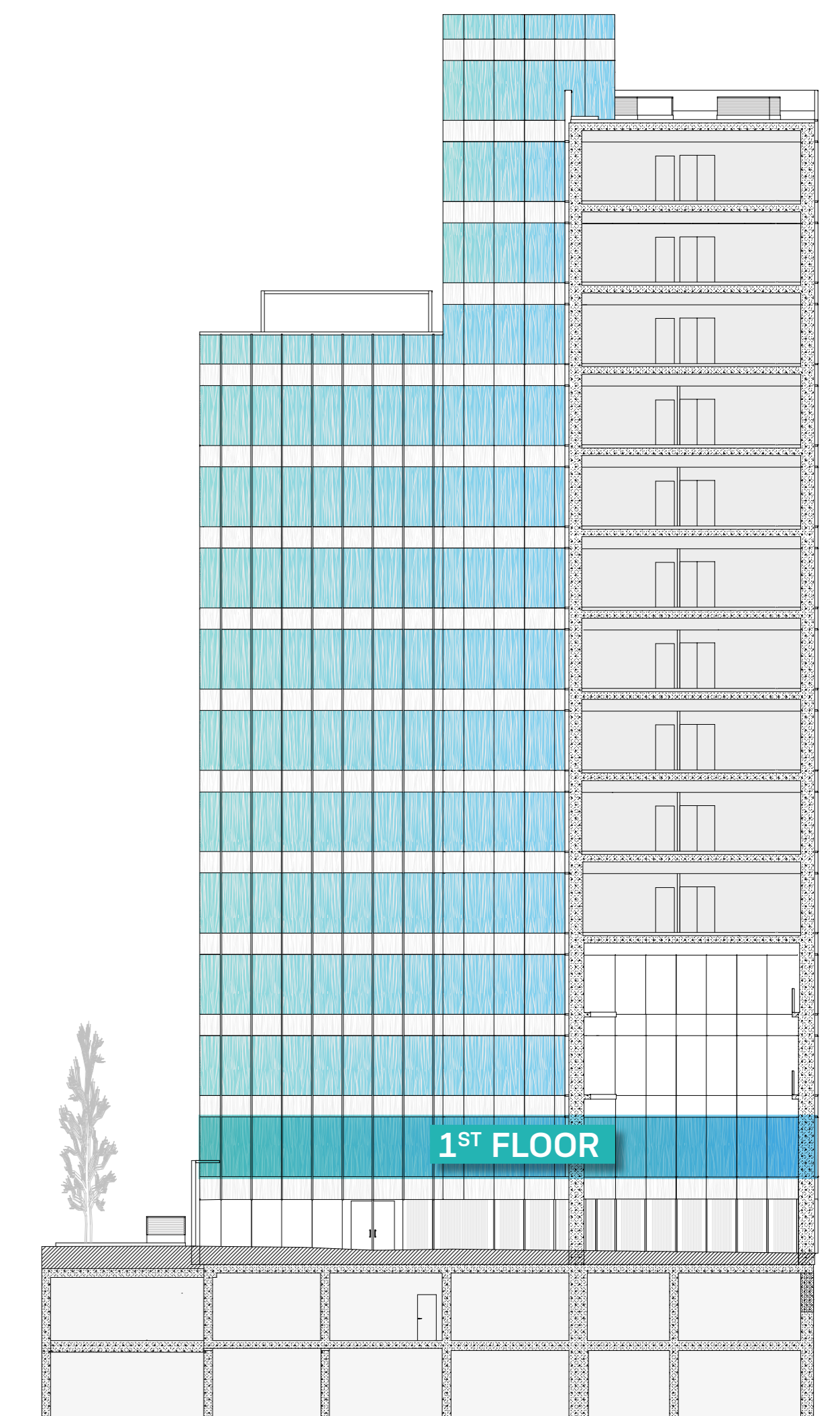
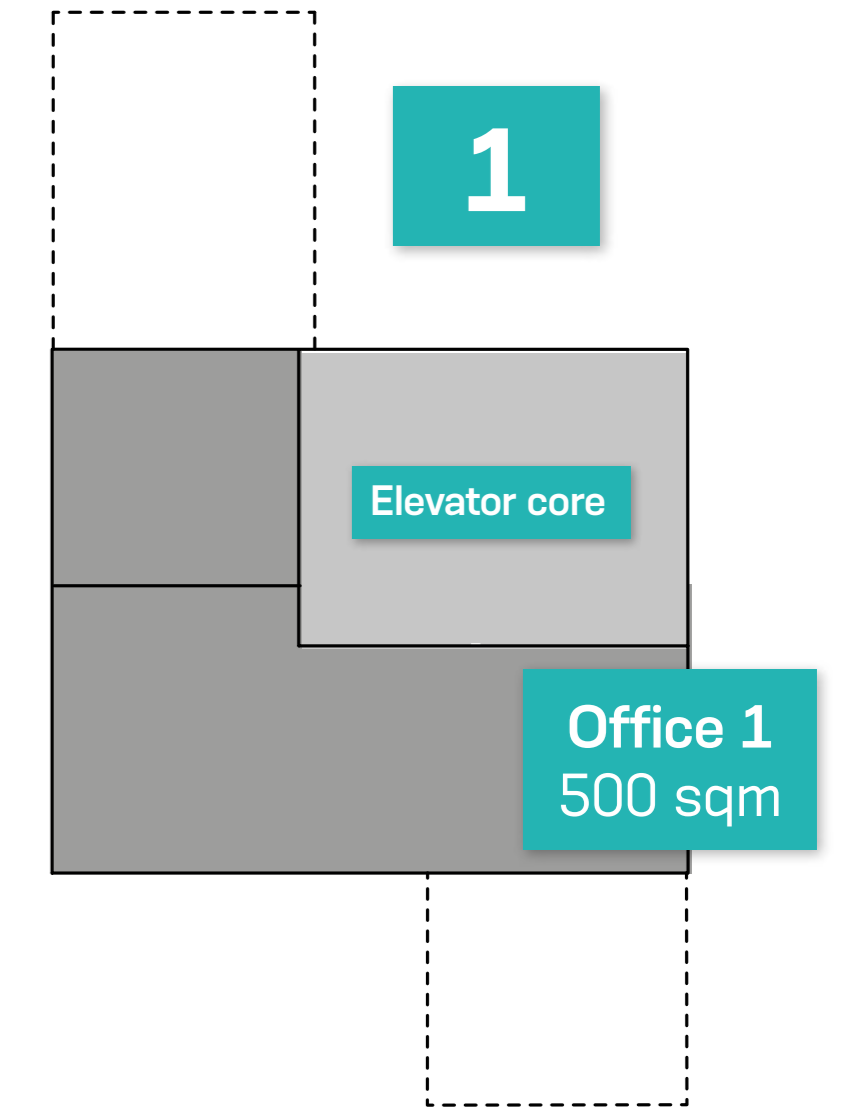
# Floor plans

- > 1<sup>ST</sup> FLOOR
- > 2<sup>ND</sup> - 3<sup>RD</sup> FLOOR
- > 4<sup>TH</sup> - 10<sup>TH</sup> FLOOR
- > 11<sup>TH</sup> FLOOR
- > 12<sup>TH</sup> - 13<sup>TH</sup> FLOOR

GLA / Leasable module  
500 sqm/m<sup>2</sup>

1/8 occupancy ratio  
270 cm free standing

C/ SELVA DE MAR



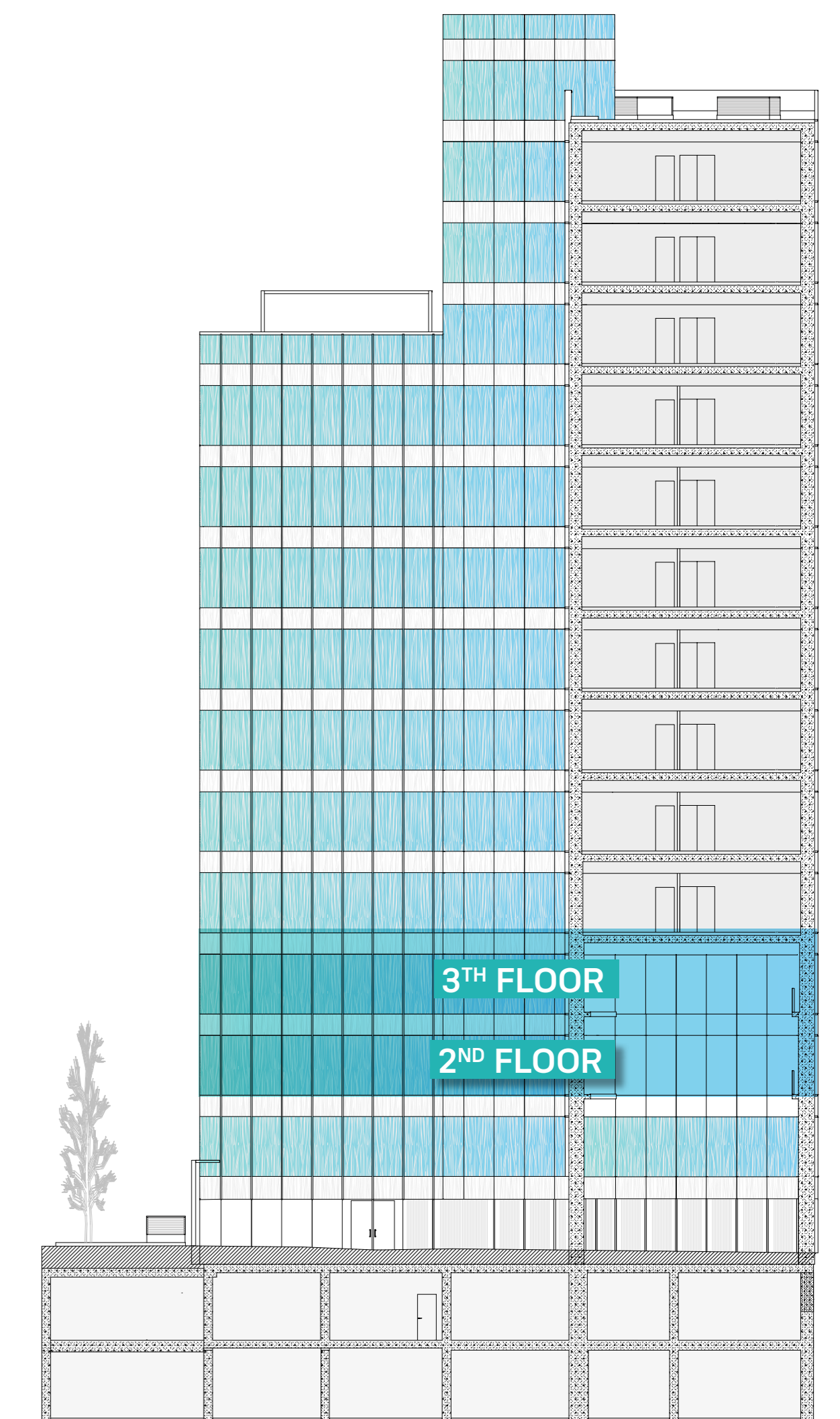
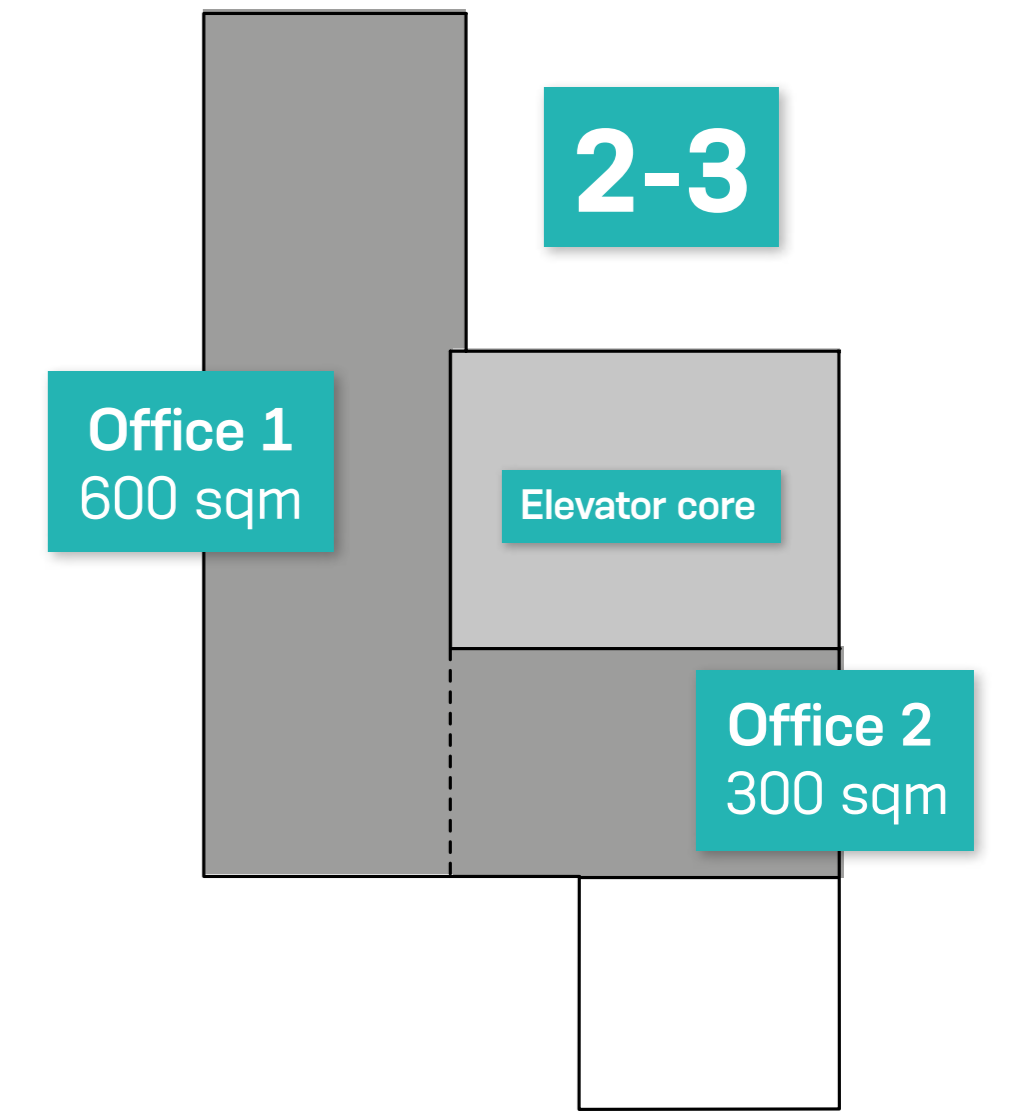
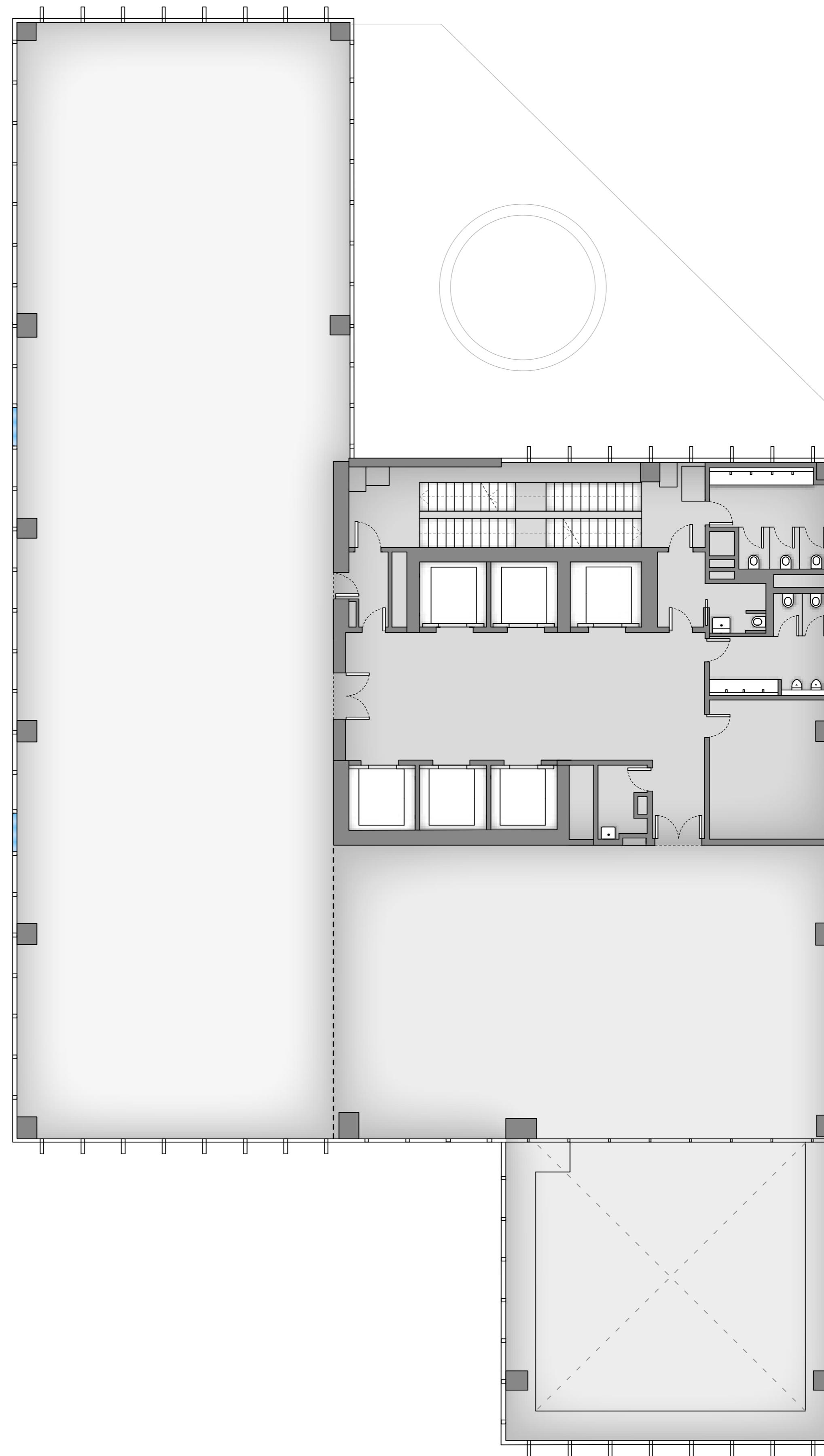
PLANS

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GLA / Leasable module  
**900 sqm/m<sup>2</sup>**

1/8 occupancy ratio  
270 cm free standing



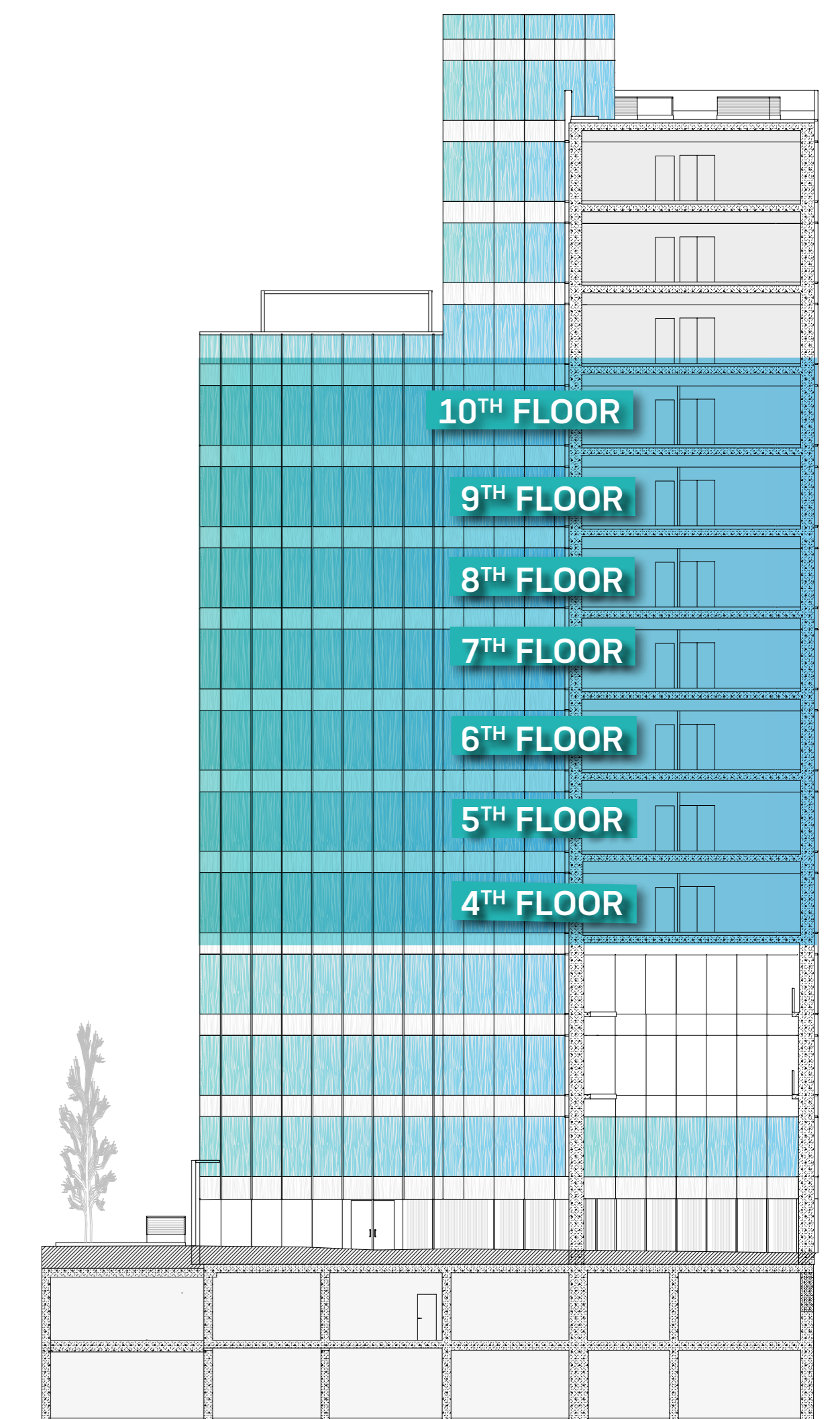
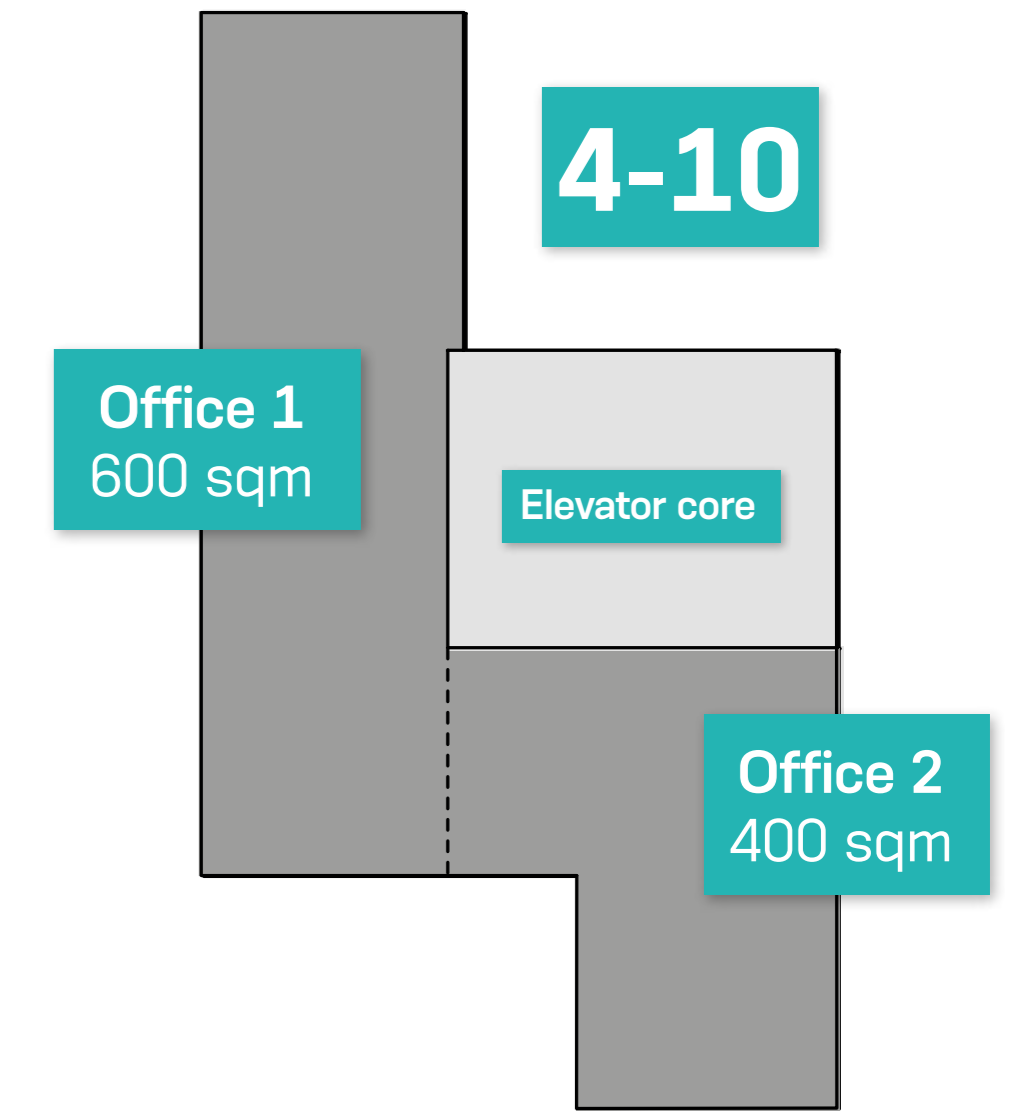
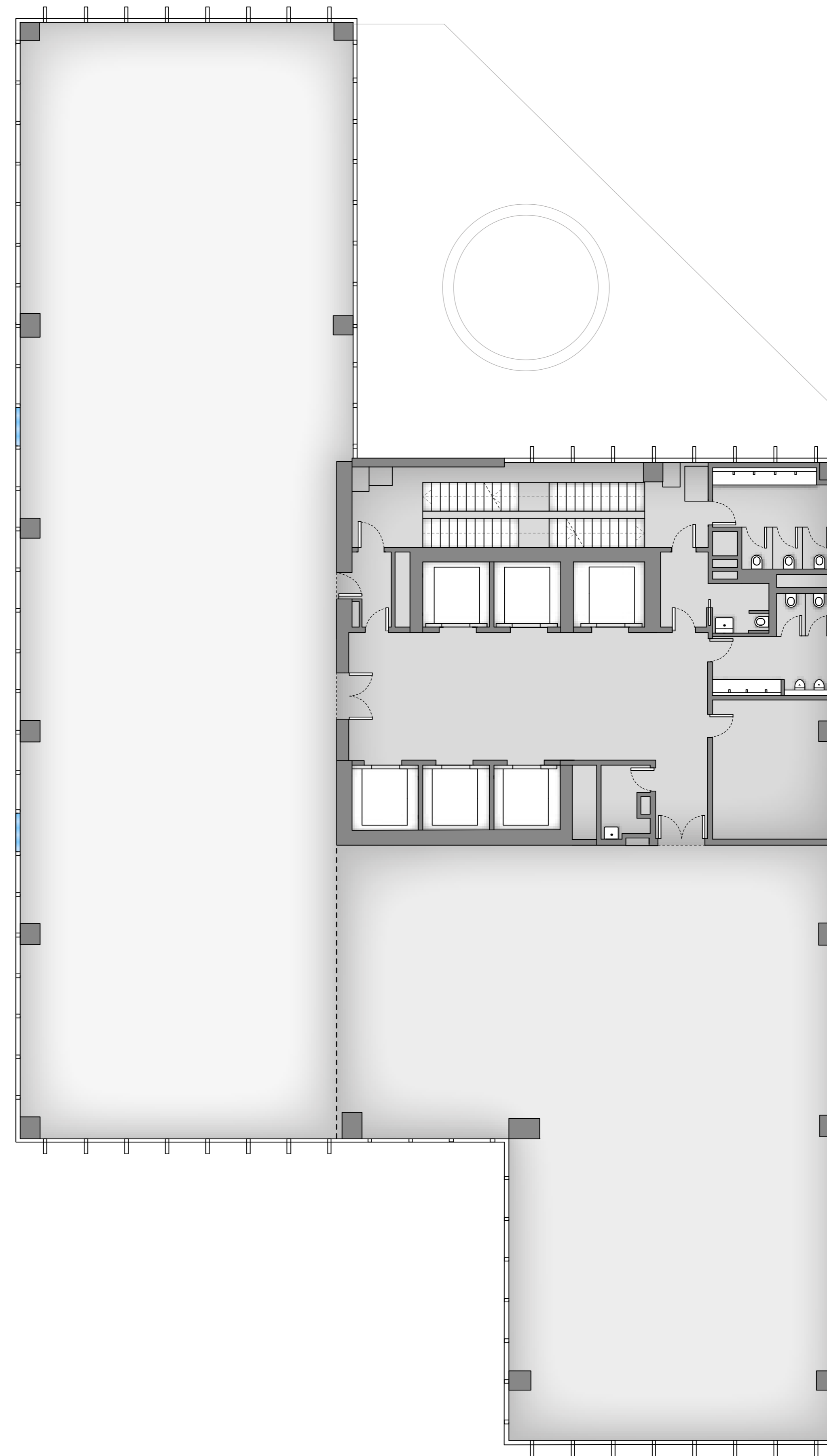
PLANS

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PLANS

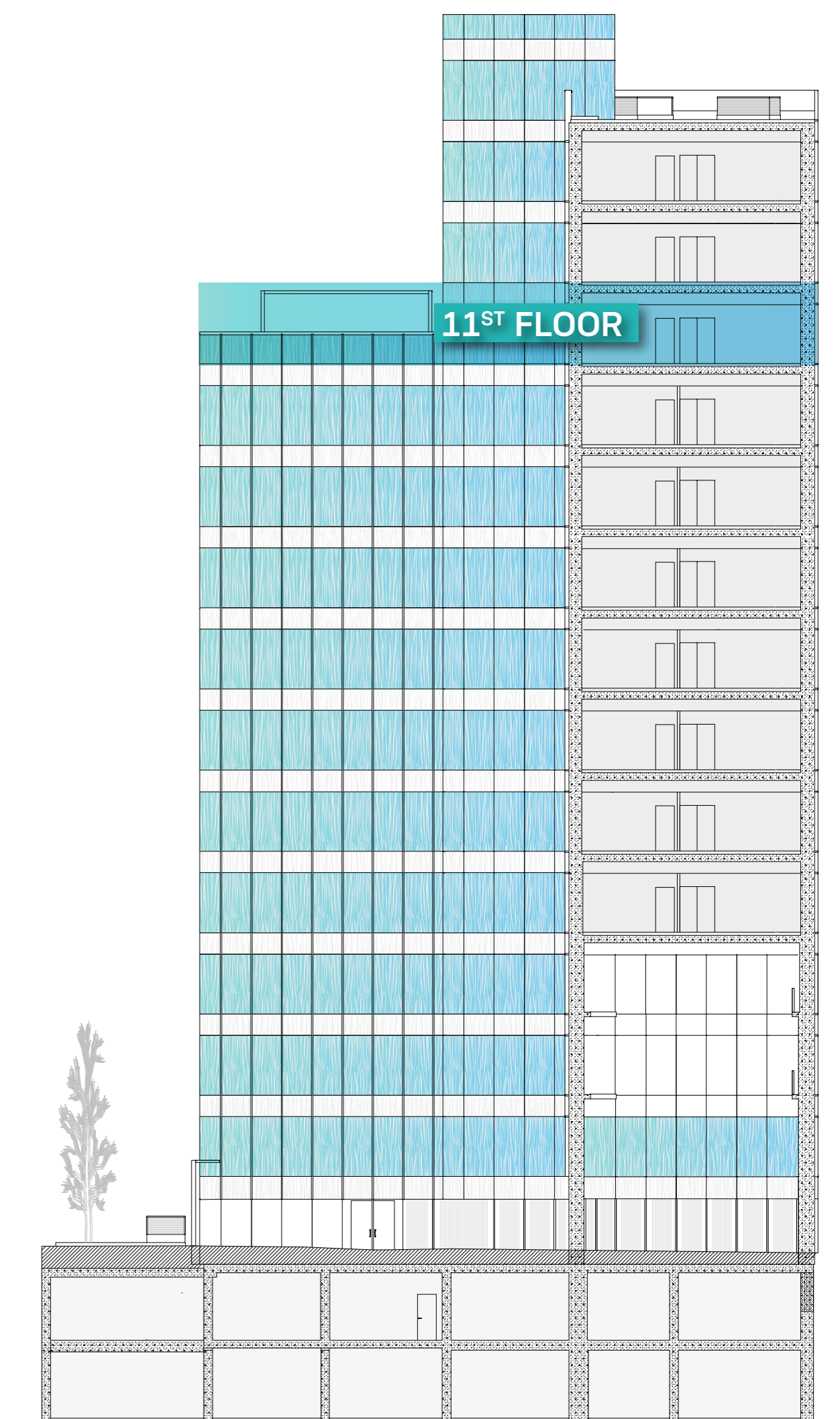
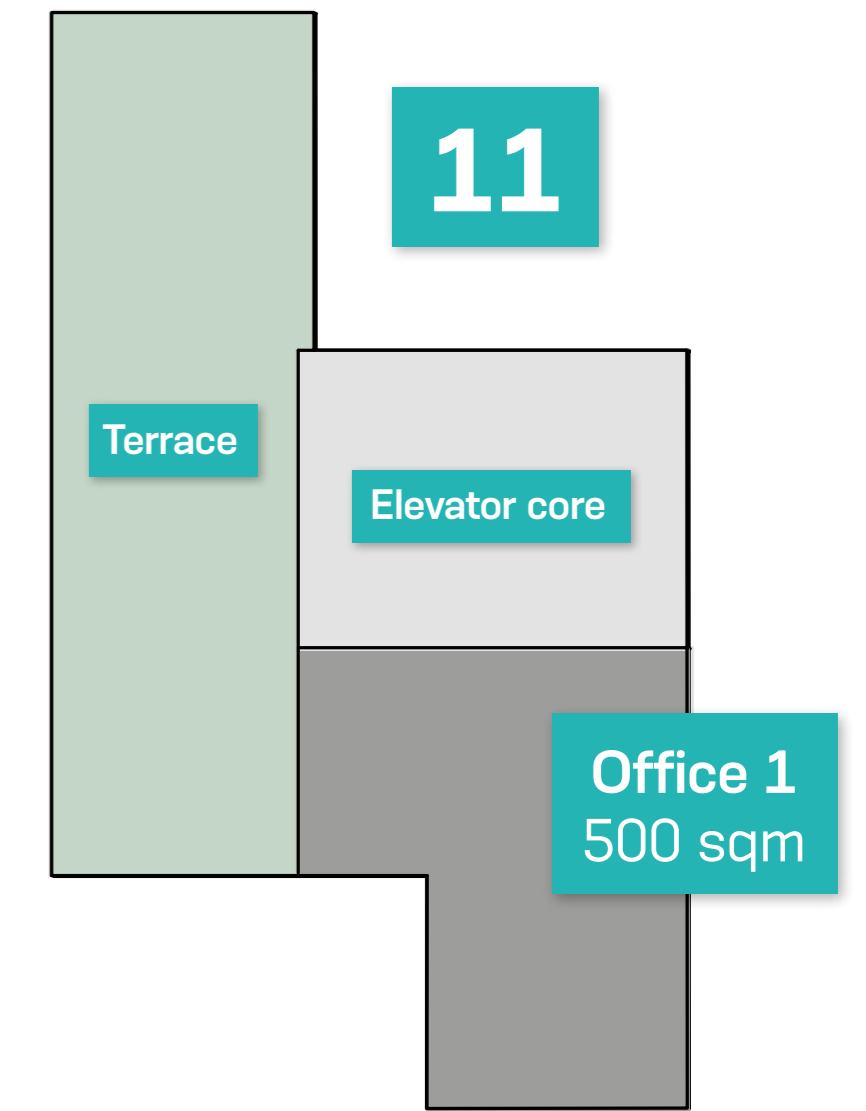
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C/ SELVA DE MAR



PLANS

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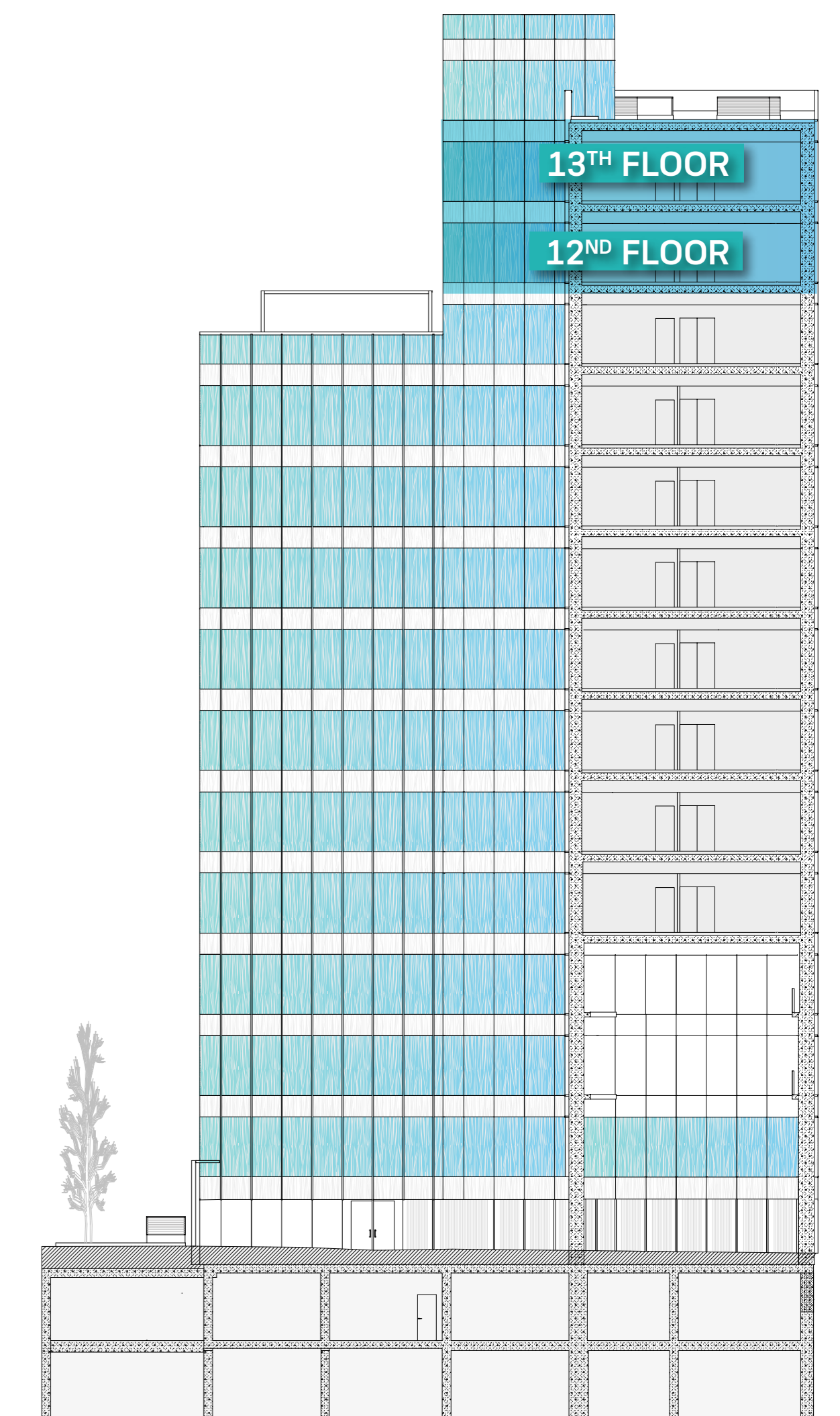
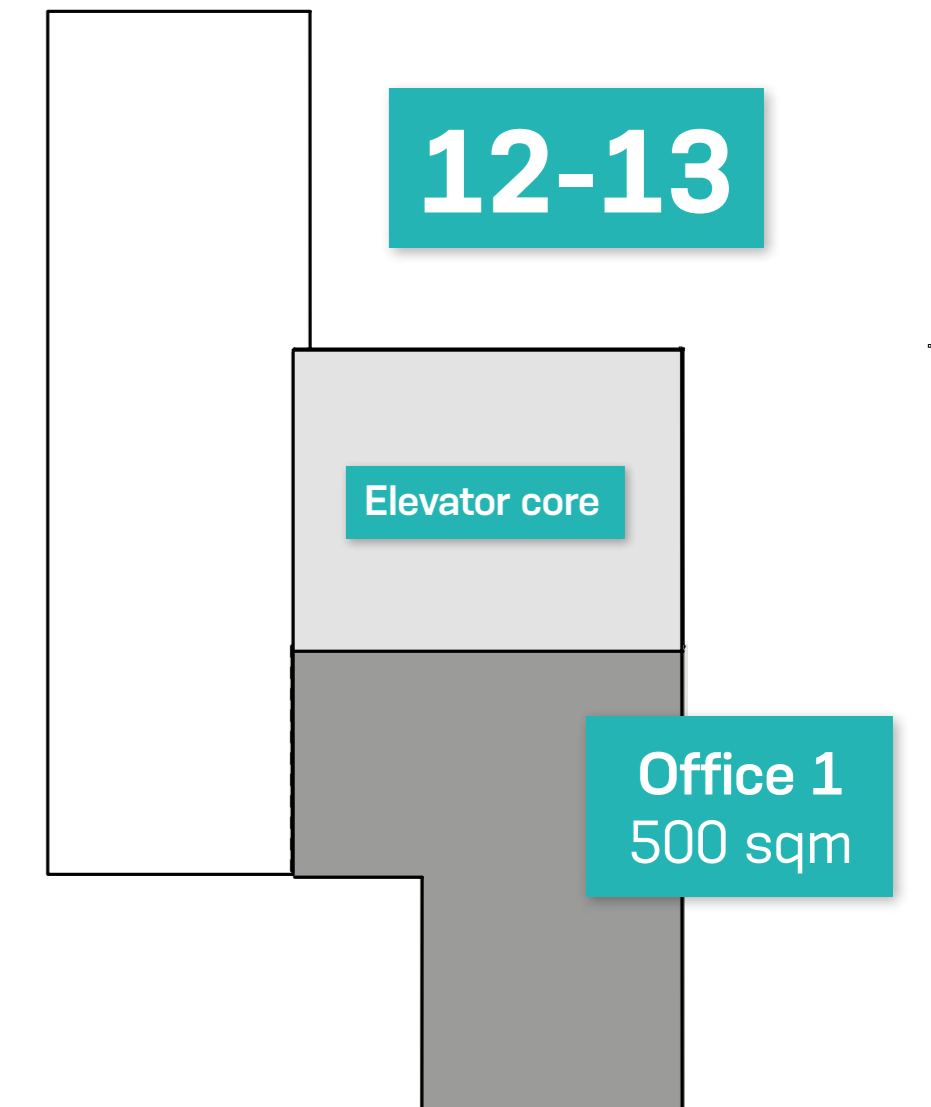
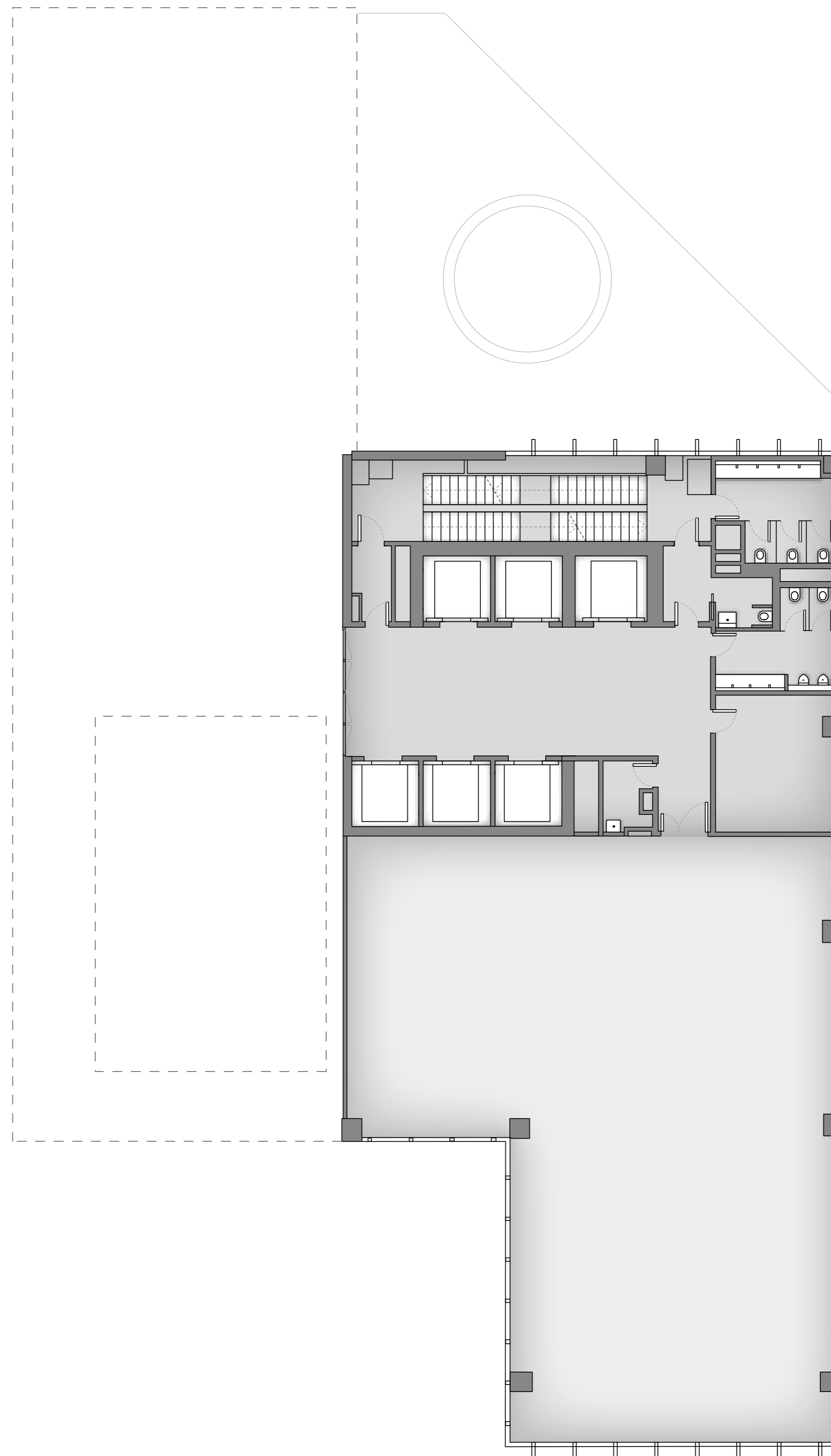
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## PLANS

# Project specs



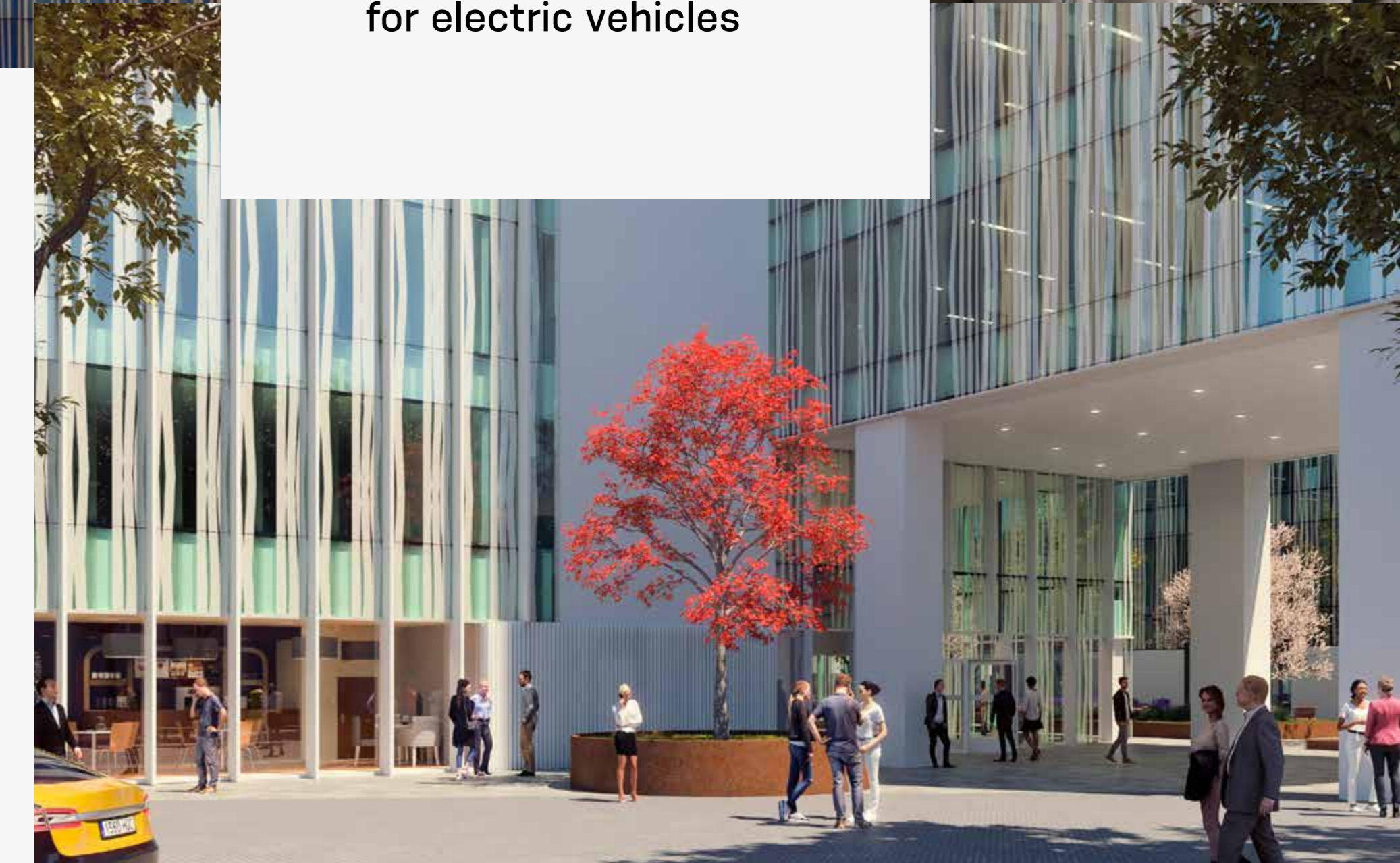
- > 13 floors + terrace
- > 10,726 sqm offices
- > 2 commercial units
- > 429 sqm terrace



- > 2 parking floors
- > 217 spaces for cars, 45 for motorcycles, 203 for bicycles and electric scooters
- > 12 charging points for electric vehicles



- > Occupancy ratio: 1/8
- > Flexible offices divisible in 2 modules
- > 2.7 metres Free standing height
- > Technical floor, suspended ceiling



- > "A" certified energy performance
- > Thermal energy production
- > Advanced utilities monitoring
- > LED lighting



- > Double height lobbies
- > High-performance curtain wall façade with screen printing
- > Maximum natural light and electric light control
- > Large public square with landscaped spaces
- > Thermal and acoustic comfort
- > Positive strategies for greater employee comfort



**Truly competitive pricing for  
a pioneering business campus**

Leasing agency:



Ernest Fontanals  
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