

St *Oberholz*

ST.OBERHOLZ

HUB SPACES

"A **DIGITAL OASIS** FOR *MOBILE* *WORK* IN BERLIN"

ANSGAR AND KOULLA'S FOUNDING IDEA, BORN ON A TRAIN RIDE,
MORE THAN 15 YEARS AGO. - "*TODAY,*
IT'S ALL MAINSTREAM" AND **ST.OBERHOLZ** A WELL-KNOWN
INSTITUTION IN THE NEW-WORK COMMUNITY.

BOX18

Mitte goes Friedrichshain

und findet in der Boxhagener Straße eine neue, zweite Heimat. In der dritten Etage einer ehemaligen Tischlerei treffen neue Designklassiker auf hochwertige, wiederverwendete Möbel und Glaswände - sowie als Prototyp auch erste Wände aus Stroh und Lehmputz. Ein Ort für inspirierenden Austausch und fokussiertes Arbeiten und eine Lernplattform für ansprechende und nachhaltige Flex-Office-Lösungen.

Aus der **BOX18** und dem Workshop-Veranstaltungs- und Ausstellungsraum **Freiraum in der Box** entsteht so der neue *Campus Friedrichshain*.

NUMBERS & FACTS: BOX18, 3.OG

FLEX OFFICES 3. OG

GESAMTGRÖSSE: 650 qm

FLEX OFFICES: möbliert

WORK STATIONS: ab 4 Arbeitsplätze

SERVICE: Alle Services in den Kosten enthalten

KONDITIONEN: 0 Monate Mindestlaufzeit
3 Monate Kündigungsfrist

MIETPREIS: ab 2.400€ (netto)

10% OPENING
DISCOUNT
UNTIL JULY

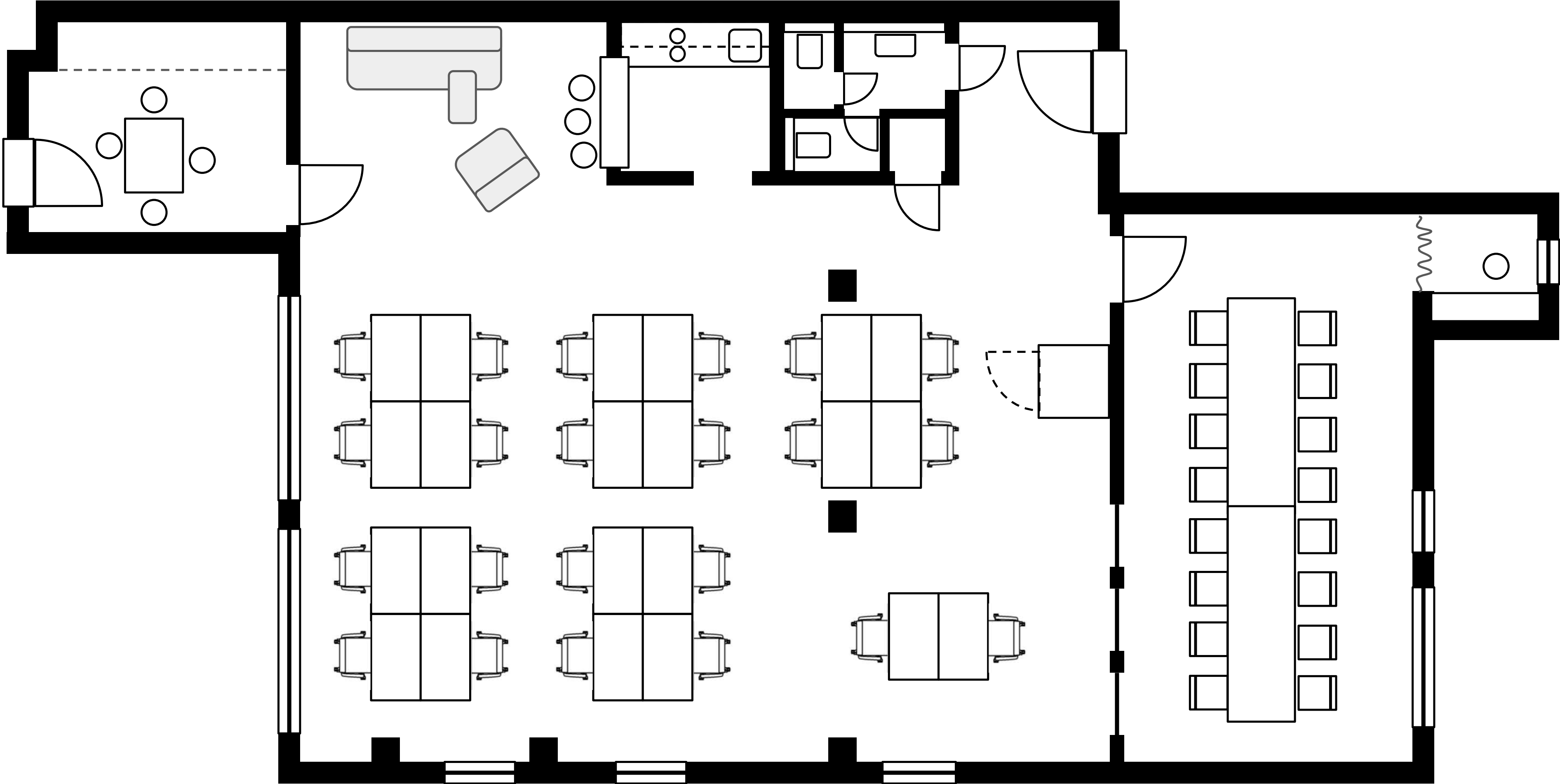
DETAILS:

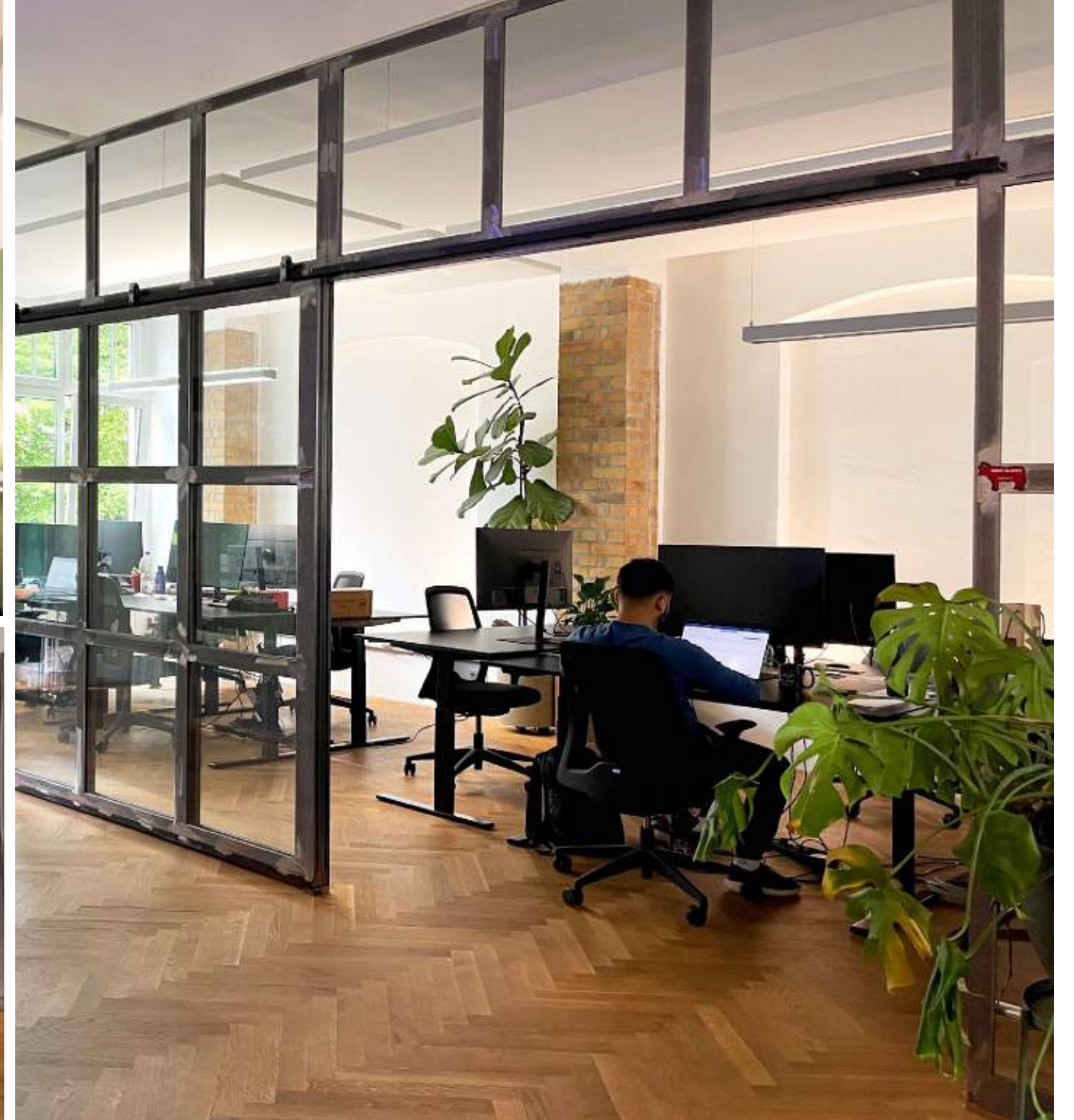
- Elektronischer 24/7 Zugang
- Fahrradstellplätze im Innenhof
- Höhenverstellbare Tische
- Ergonomische Bürostühle
- Drei Meetingräume (S-L)
- Phonebooths
- Design Lounge Set up
- Highspeed Internet
- Community Kitchen
- Fahrradstellplätze im Innenhof
- Reinigung, Facility sowie Verbrauchsmaterialien inkl.
- Filterkaffee-Flatrate
- **Freiraum in der Box** fußläufig erreichbar
- Teilnahme am Veranstaltungs- und Ausstellungsprogramm frei
- Meetings, Workshops und Retreats buchbar
- 10% Discount in allen St.Oberholz Cafés

St Oberholz
TORSTRASSE 109, 4TH FLOOR



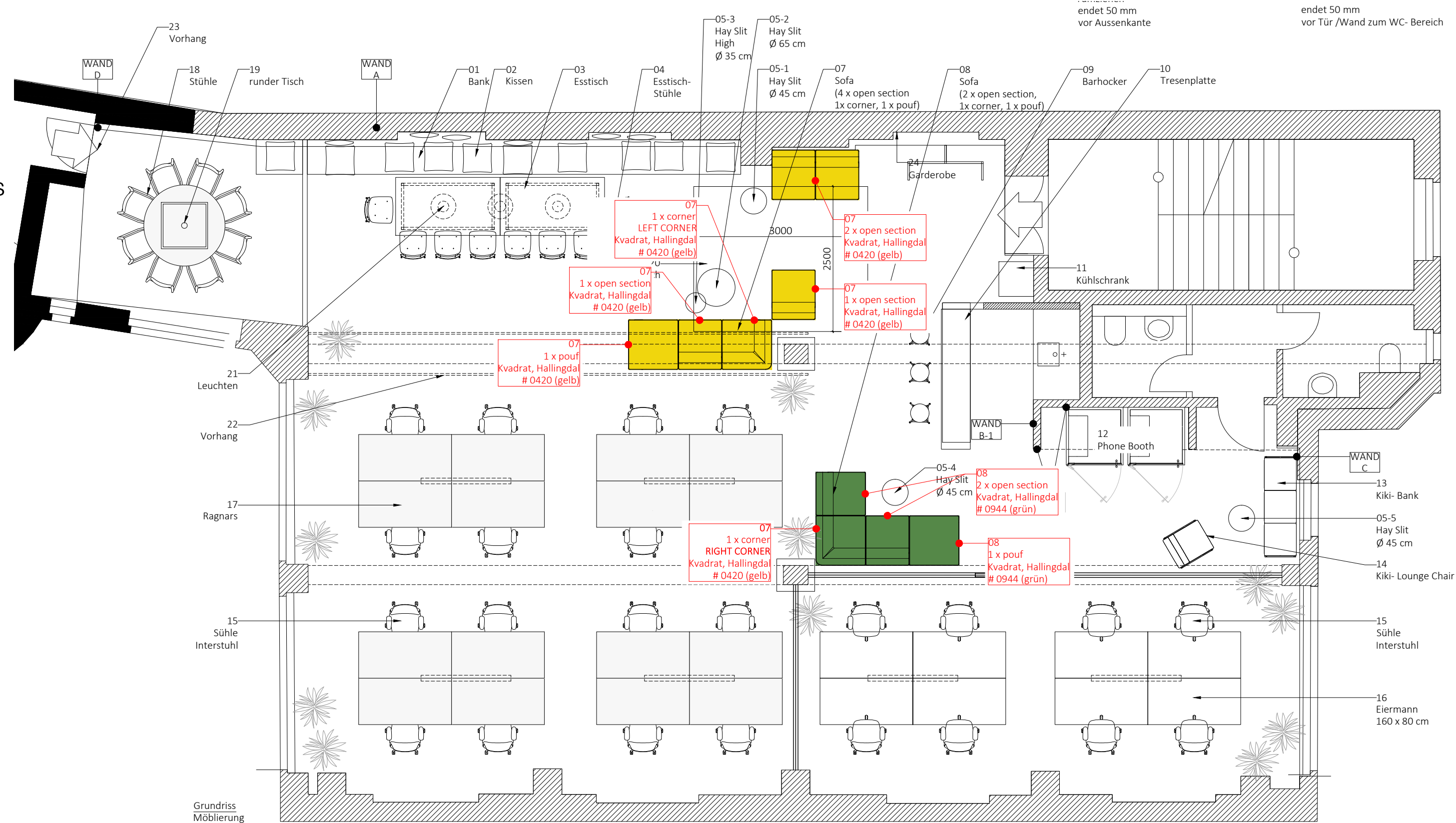
FLOOR PLAN: TORSTR. 109, 4TH FLOOR





TORSTRASSE 109, 2ND FLOOR

- 24 Work Desks, Open Space
- 2 Fully equipped Meeting Room with apple TV, Screen, Acoustics, Whiteboards
- Lounge Set Up
- 2 Phone - and 1 Meeting Booth
- Furnished with: electr. height adjustable tables (140 x 70 cm), design office chair
- Highspeed Internet
- Parking space
- Bicycle parking
- 24/7 access
- Facility, Cleaning, Property and Customer Care Management incl.
- 0 months minimum term, 3 months notice period



RENTAL PRICE:

24WD: 15.400 € (net)

St *Oberholz*
TORSTR. 49, 1ST FLOOR



- 2 Fully equipped Meeting Room with apple TV, Screen, Acoustics, Whiteboards
- Break Out Area with Lounge Set Up
- Furnished with: „Eiermann“ tables (140 x 70 cm), design office chairs
- Highspeed Internet Wifi 1 GB/s
- Secure Bicycle parking
- 24/7 access
- St.Oberholz Café on site
- Facility, Cleaning, Property and Customer Care Management incl.
- No minimum term,
3 months notice period

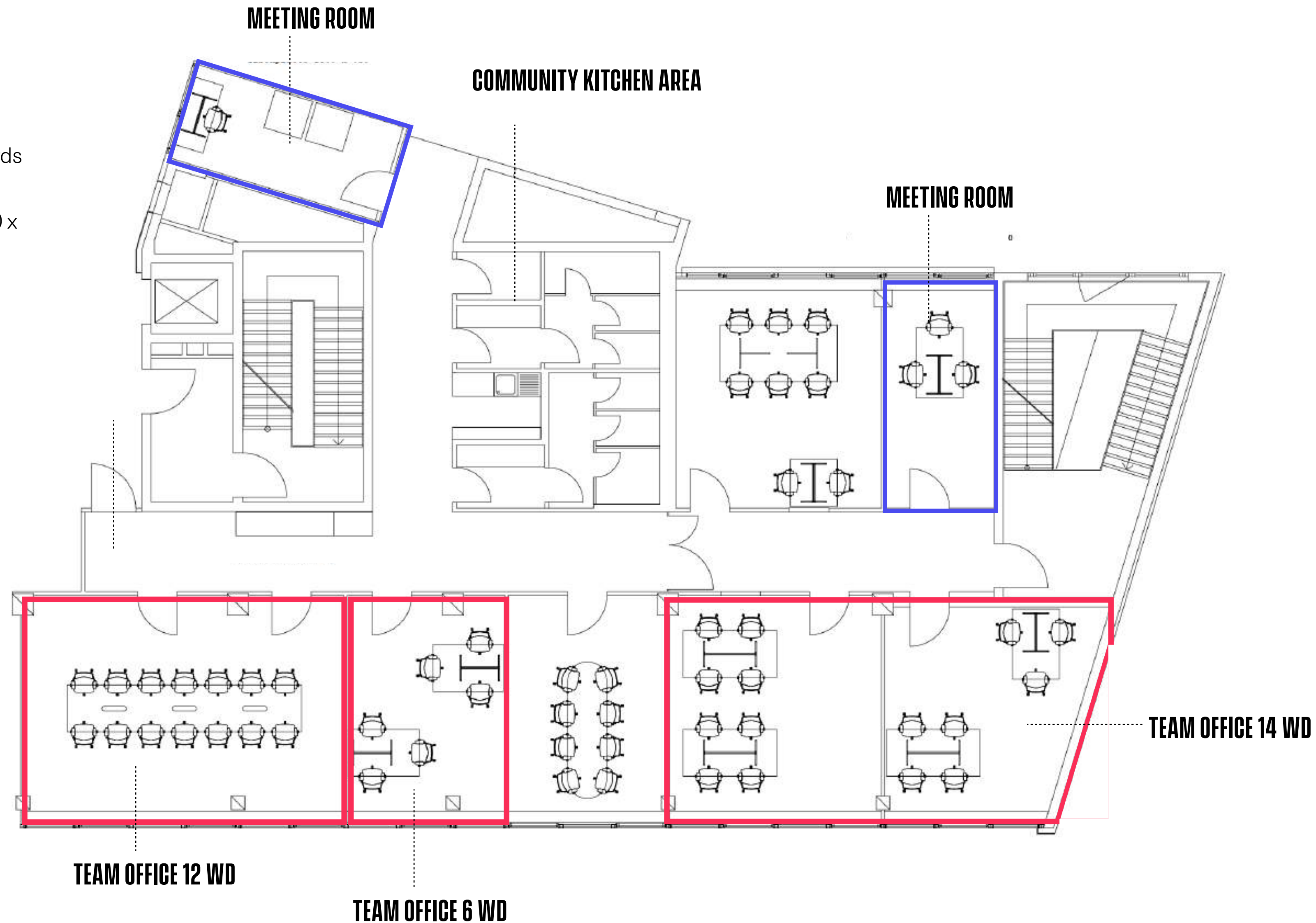
RENTAL PRICES:

6 WD: 3.300 € (net)

12 WD: 6.600 € (net)

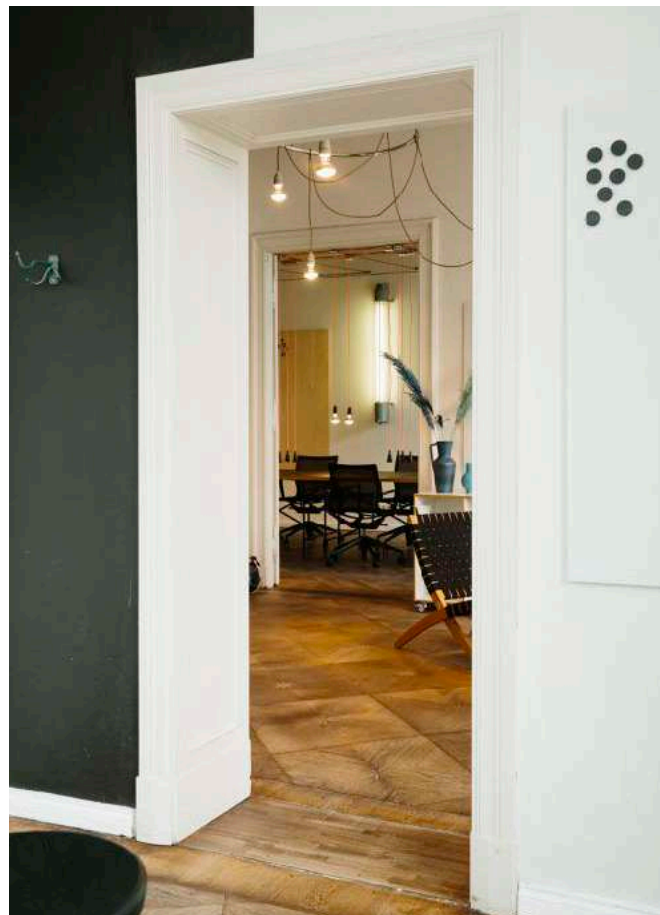
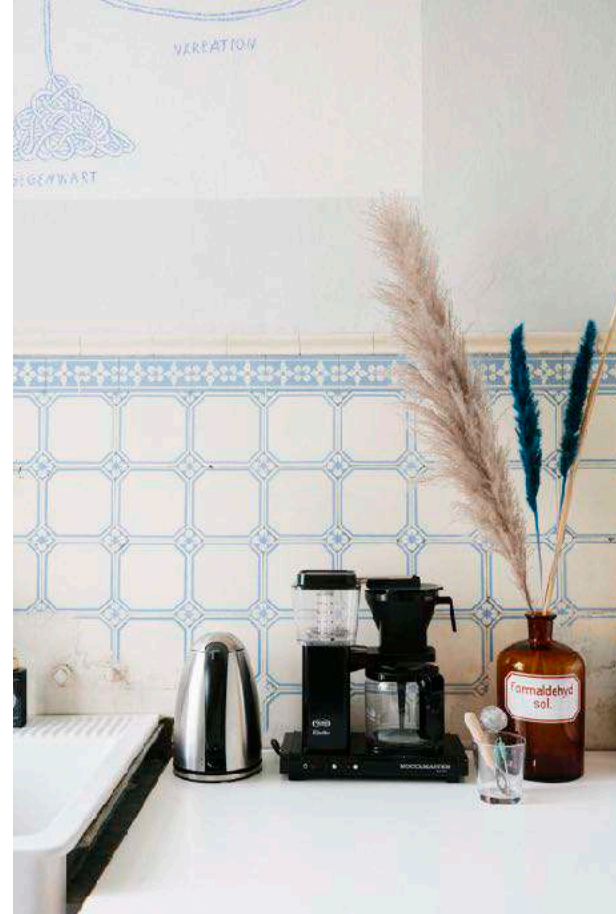
14 WD: 7.700 € (net)

* 450 € / Work desk

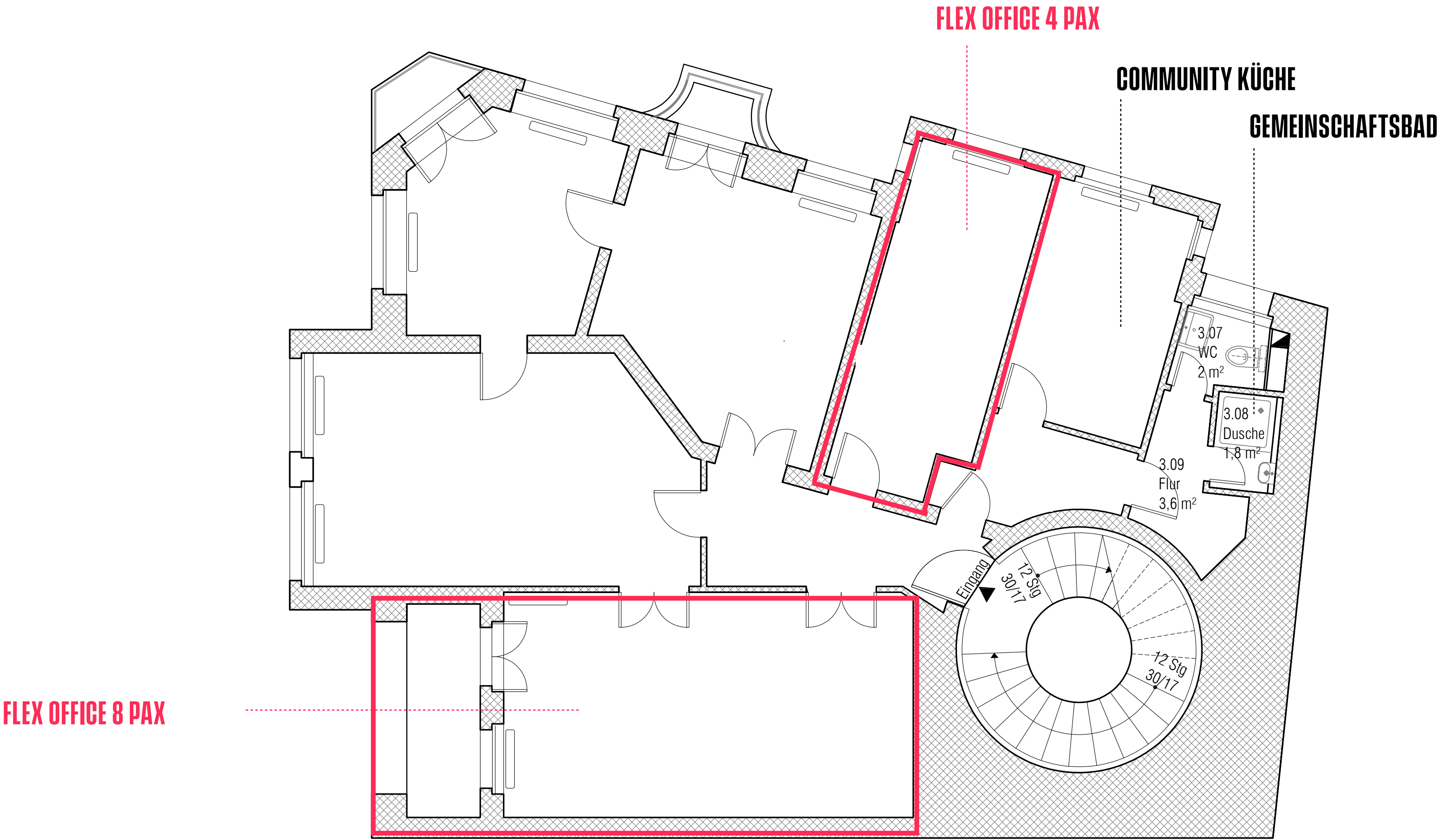


SO SIEHT DAS AUS: ROSENTHALER STR. 72A

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GRUNDRISS: ROSENTHALER STR. 72A, 3.OG



St Oberholz
ZEHDENICKER STR. 1, 1ST FLOOR

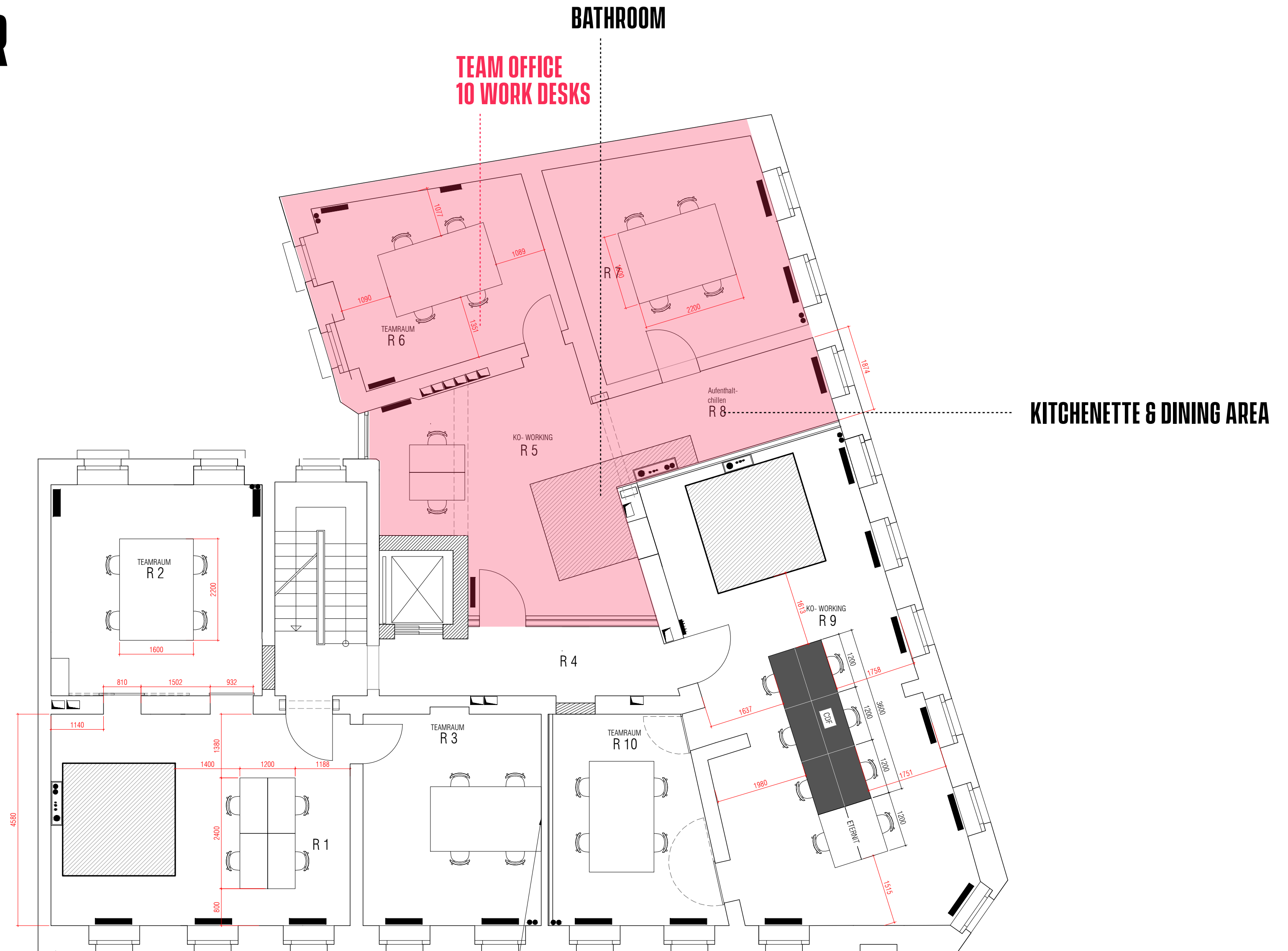


ZEHDENICKER STR. 1, 1ST FLOOR

- 10 Work Desks
- Furnished with: tables and design office chairs
- Highspeed Internet Wifi 1 GB/s
- 24/7 access
- Own Kitchen & Bathroom
- Bicycle parking
- 1 fully equipped Meeting Room with apple TV, Screen & Whiteboards in house
- Coworking Space available
- St.Oberholz Café on site
- Facility, Cleaning, Property and Customer Care Management incl.
- 3 months minimum term,
3 months notice period

RENTAL PRICE:

10 WD: 6.000 € (net)

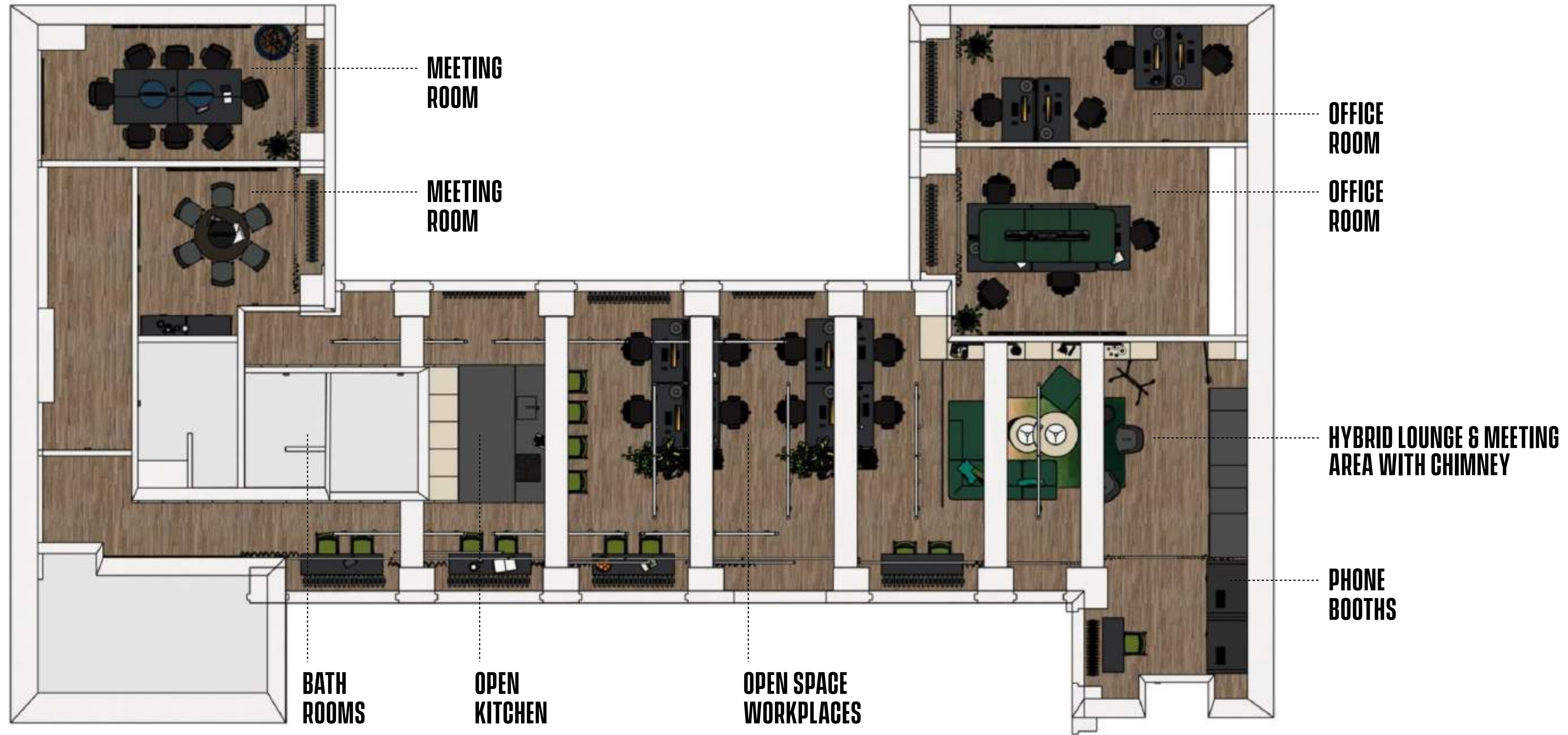




ORANIENSTRASSE 10/11 — 1ST FLOOR

- 16 Work Desks, Open Space
- 9 Work Desks, Private Office
- 2 Fully equipped Meeting Rooms
- 2 Phone booths
- Furnished with: electr. height adjustable tables, design office chair
- Highspeed Internet
- Bicycle parking
- 24/7 access
- Facility, Cleaning, Property and Customer Care Management incl.
- No minimum term, 3 months notice period

RENTAL PRICE:
16.500 € (net)

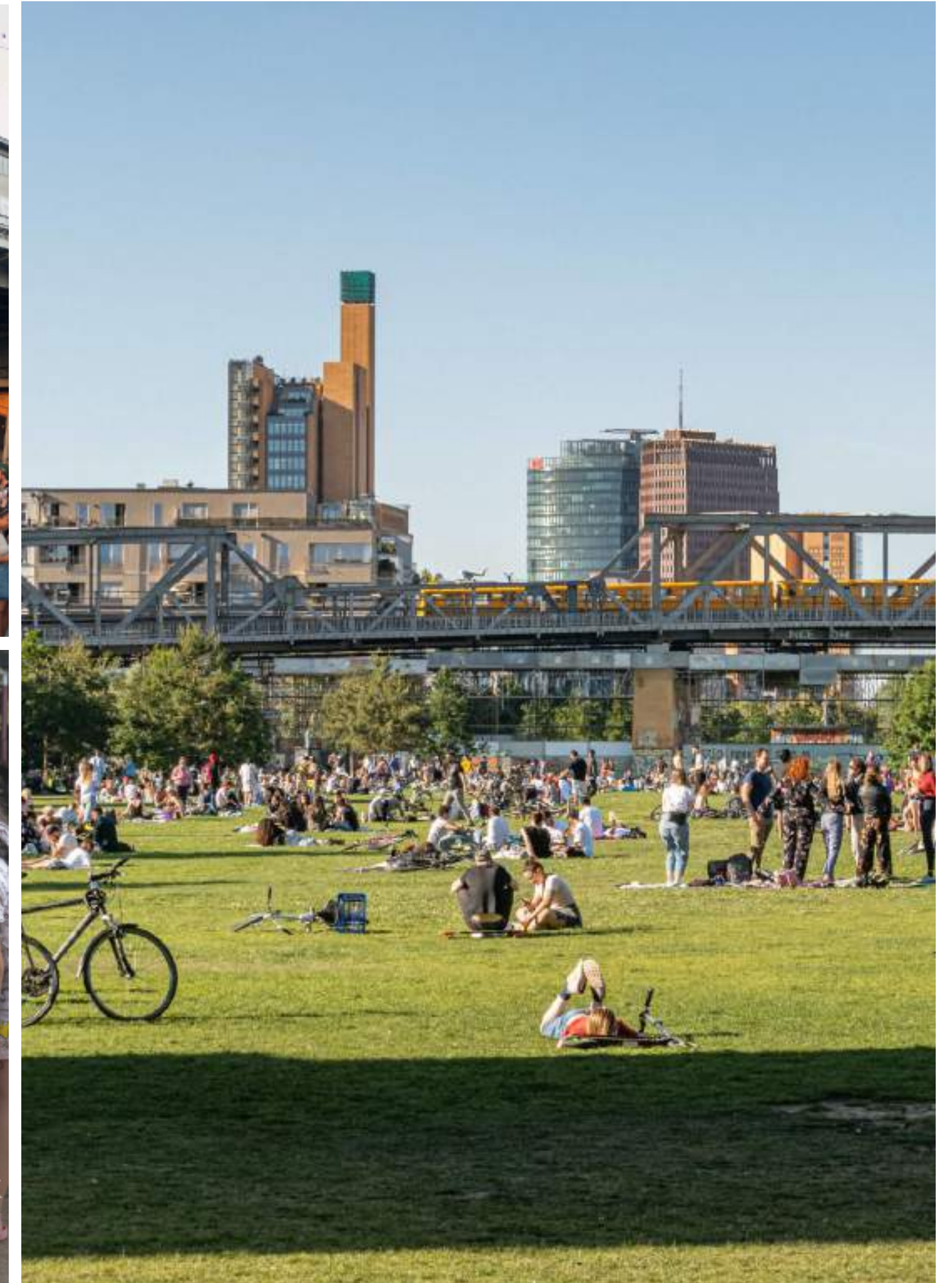
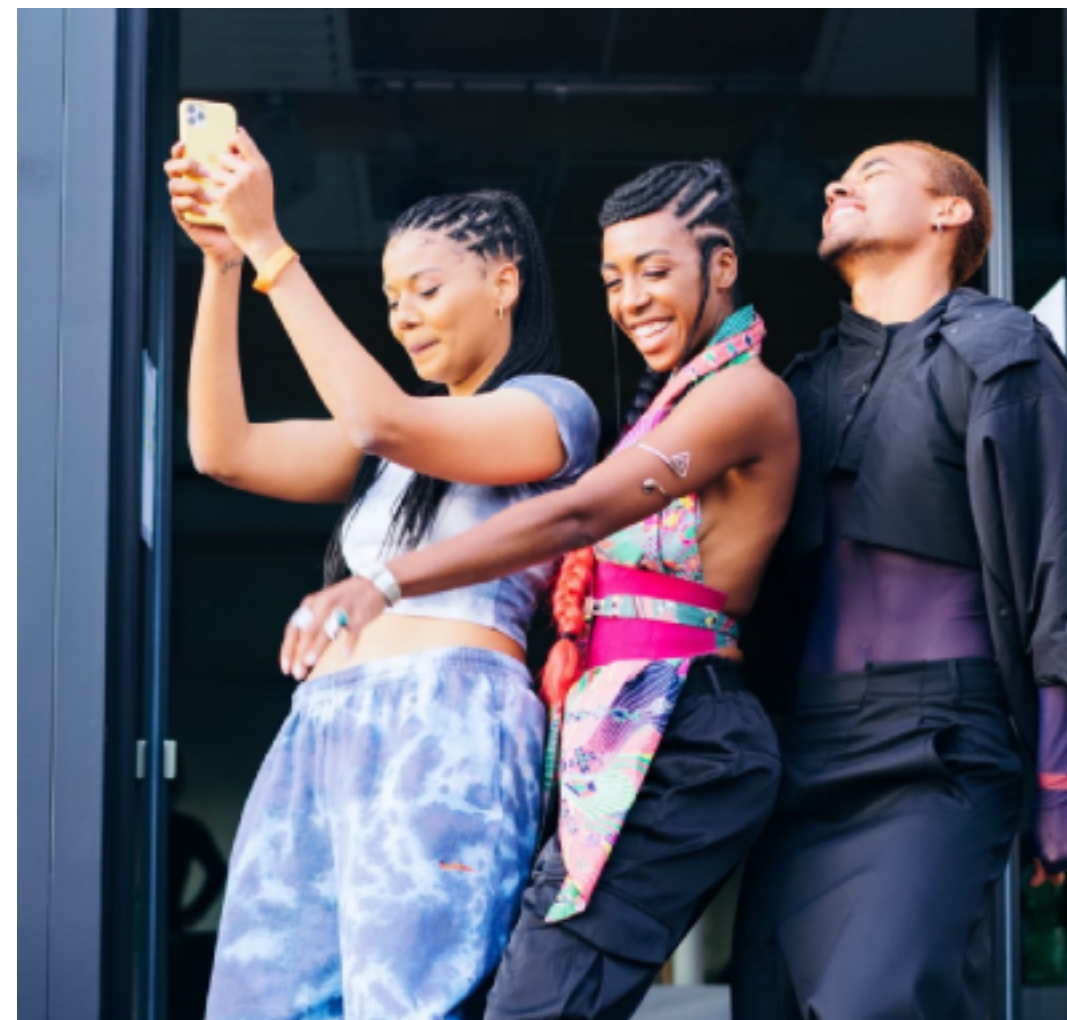


St. Oberholz ST. OBERHOLZ EXTRAS

Meeting rooms available for **free booking** through our online calendar. Locations include Rosenthaler Platz, Zehdenicker Str. 1, Torstr. 49, and B-Part am Gleispark.

For **special events**, our **B-Part am Gleispark** offers a bookable event space (exclusive costs apply). Additionally, the **St. Oberholz Café at Rosenthaler Platz** is available as an exclusive event location (exclusive costs apply).

Indulge in a diverse range of **food market** events at **B-Part am Gleispark**, featuring **Thai Bridge**, **Midweek Munchies**, **African Food Festival**, **Pistachio Street Food Festival**, and more. Elevate your experience with our



St. Oberholz ST. OBERHOLZ RETREAT

St. Oberholz Woldzegarten - Redefining the realms of work and space. In January 2023, we unveiled a Retreat Hotel in a historic estate in Mecklenburg-Vorpommern.

Established in 2022, amidst the Mecklenburg Lake District, sprawled across 5,300 sqm, adorned with 20 fruit trees, featuring a **sauna**, pool, **wellness** treatments, **lakeside** access, and a **restaurant**.

Elevate your work experience with workshop and meeting spaces perfect for team **offsites**. Embrace the fusion of **productivity** and **tranquility** in this haven we've crafted for you.

Welcome to a new era of work and relaxation!



15%
DISCOUNT ON FIRST
TEAM OFFSITE
BOOKING

St. Oberholz
LIFE OF ST. OBERHOLZ



THANK YOU

office@sanktoberholz.de

St *Nberholz*

