Warsaw, 23 February 2022

**Press release**

**7R moves into Warsaw's Metropolitan office building**

**In mid-February 2022, 7R officially relocated its Warsaw office, moving into its new 1,300 sqm in the prestigious Metropolitan office building. The company, active in the real estate industry for 13 years and employing over 170 experts, specializes in providing modern and environmentally friendly warehouse and production facilities. It also has branches in Kraków, Gdańsk, Wrocław, Sosnowiec, Szczecin, and Prague in the Czech Republic.**

*"Recent years for 7R have been a time of rapid growth. In the last three years alone, we have doubled the number of employees in order to respond even better to the needs of our customers and provide them with high-end space for their strategic business operations. Such dynamic growth means that we have had to expand our office in Warsaw. We chose Metropolitan because it has features which are also very important for our operations: an excellent, prestigious location, with modernity and a boutique character" –* says **Tomasz Lubowiecki**, founder and CEO of 7R.

7R’s new 1,300 sqm office, arranged according to the tenant's requirements by Tétris, is a combination of open space with intimate meeting areas and rooms. It also has high quality elements made of steel, glass, as well as wood which contributes to a suitable acoustic level for the office.

*"When designing the interior, we wanted it to clearly refer to 7R's distinctive features, but also to be consistent with the characteristics of the Metropolitan building. We decided to propose a non-standard layout of walls and ceilings – we used arched and rounded shapes, which resemble the shape of the property. References to it are also visible in the furniture. Also noteworthy are the wooden lamella ceilings and decorative structural plaster, which allowed us to emphasize the high quality of this space. In addition, it was extremely important for us to listen to the preferences of the employees. Thanks to this, we have created a personalized, comfortable place, which is conducive to integration and effective teamwork”* – explains **Beata Andryk**, Senior Project Manager at Tétris.

Warehouse and production facilities built by 7R are distinguished by their pro-ecological character. This is reflected in the company's Warsaw office having many plants, which are an important element in creating additional comfort at work. Ultimately, 7R employees will also have access to two green terraces with designed space for work and relaxation.

*"While creating 7R’s new Warsaw office, we tried to combine functionality with a modern and friendly design. Part of the layout was suggested by the employees. The final effect is a perfectly planned space, which supports the creativity and cooperation of our teams"* – adds **Tomasz Lubowiecki**.

The Metropolitan is an A-class office building designed by the famous architect, Lord Norman Foster. It was Foster's first project in Poland. The office building is located in Warsaw, at Marshall Józef Piłsudski Square in the vicinity of the Saxon Gardens and the National Theatre. Metropolitan offers 33,600 sqm of office space and 3,300 sqm of retail space.

*"The Metropolitan can be successfully called an architectural evergreen, because its shape, which is now almost 20 years old, still attracts the eyes of passers-by and arouses the interest of tenants. I am glad that 7R is joining the list of Metropolitan’s tenants. We are aware of the fact that the Metropolitan is a gem. Not only is it the most prestigious address in Warsaw, but also offers comfortable spaces and is in an excellent location. These are important aspects for employers who want to offer their employees a high quality workplace"* – comments **Witold Zatoński**, Founding Partner of Syrena Real Estate.

**7R's record results in 2021**

In 2021, 7R delivered 400 000 sqm of warehouse and production space. All of the developer's new investments are BREEAM-certified thanks to the environmentally-friendly solutions applied within them. The company's portfolio includes developed logistics parks, as well as Built-to-Suit (BTS) warehouses tailored to tenants' specific requirements, and City Flex Last Mile Logistics providing efficient last mile logistics.

Total sales of the developer's facilities to investment funds and real estate companies in 2021 totaled nearly EUR 400 million. 7R's tenant portfolio increased year-on-year by 25%. The company also manages 46 properties with a total area of over one million sqm.

"*We aim to deliver around one million sq m of space in 2022, with around four million sq m in the entire development process. We are also consistently realizing our plans related to foreign expansion – in mid-2022, construction of the first foreign investment of 7R in the Czech Republic will start*" – says **Bartlomiej Krawiecki**, 7R Vice President and Chief Operating Officer.

**About 7R**

7R is a dynamically growing developer operating on the commercial real estate market specializing in delivering A-class logistics space for rent. The company provides warehouse and industrial facilities for many businesses as well as BTS projects. Its portfolio includes both large-scale logistics parks and Small Business Unit urban warehouses uniquely branded 7R City Flex. So far 7R has finalized investments totalling 1,5 mln sqm and currently has more than 4 million sqm in the pipeline in different locations around Poland. The company is committed to ESG activities, and acting responsibly in its interaction with the environment, local communities, and corporate governance.

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