



O1 Properties now has 10 BREEAM-certified properties

Moscow, Russia. December 4, 2019. The LeFORT and Silver City business centres, both owned and operated by O1 Properties, the largest owner of class-A office property in Moscow, have been certified under the BREEAM environmental performance system (BREEAM in-Use category). Both sites were rated “Very Good”. The two new certificates mean that O1 Properties now has 10 BREEAM-approved business centres (nine in operation and one at the development stage).

The multinational real estate specialist, CBRE, acted as a consultant for certification of the LeFORT and Silver City business centres.

The LeFORT business centre scored highest in the following BREEAM categories: “Waste”, “Land Use and Ecology”, “Transport” and “Energy”.

The LeFORT centre, located on Elektrozavodskaya Embankment in Moscow’s eastern district, was created in 2005-2007 by the conversion of a former silk factory. Several of its 10 buildings date from the start of the 20th century. Historic buildings at the site were and restored and modernized, and more recent buildings were improved by the installation of panoramic glazing.

BREEAM inspectors at the LeFORT business centre noted the use of separate waste collection, the glazed facade, which maximises natural lighting, temperature control by zones and plentiful supply of fresh air to shared-use areas. Developed infrastructure and landscaped recreational areas with outdoor fittings were also commended.

Anna Minakova, certification consultant at CBRE, said: “Certification of the LeFORT business centre is an inspiring example of how an existing territory can be developed to create a space that matches best international practice.”

Silver City business centre received highest scores in the categories: “Waste”, “Health and Wellbeing”, “Transport” and “Energy”.

The business centre is located at the intersection of the Garden Ring and Serebryanicheskaya Embankment and stands out in the built environment thanks to its contemporary architecture and vibrant colour scheme.

BREEAM inspectors noted a high percentage of glazing on the exterior and the use of displacement ventilation and air recovery technologies, which create a bright and airy atmosphere inside the building. Silver City uses a separate waste collection system and

has a spacious public atrium with a water feature and seating areas. Bicycle parking and charging for electric bicycles are available at the site.

Natalia Kornilova, Chief Operation Officer of O1 Standard, the property manager at Silver City, commented: “Unlike other sites in the O1 Properties portfolio, Silver City does not have its own outdoor territory. However, we have created and maintain plantations in the urban area around the complex. During the certification, a specially invited biologist assessed the area and provided recommendations for increasing biodiversity, which will be implemented in 2020. We also plan to evaluate the site in order to improve water efficiency, further reducing overall water consumption.”

O1 Properties is pursuing full certification of its portfolio to BREEAM environmental standards as part of its sustainable development strategy. The company implements technologies and practices for managing its business centres, which help to reduce consumption of natural resources and negative impact on the environment. As of November 25, 2019, over 520,000 square metres of floor space in the O1 Properties portfolio has obtained environmental performance certification.

For more information please visit the official web site of the company www.o1properties.ru or contact:

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Information about O1 Properties

O1 Properties is one of the major owners of class A office real estate in Moscow. The company owns and manages a portfolio of 12 completed office centers in key business districts of Moscow with the total net rentable area of 478,000.00 sq.m.. Currently the market value of the company's asset portfolio values USD 3.2 billion.