

Platinum LEED certification

14,299 m<sup>2</sup>

OXxeO

Design RAFAEL DE LA-HOZ

Welcome to the OXperience

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PROPERTY



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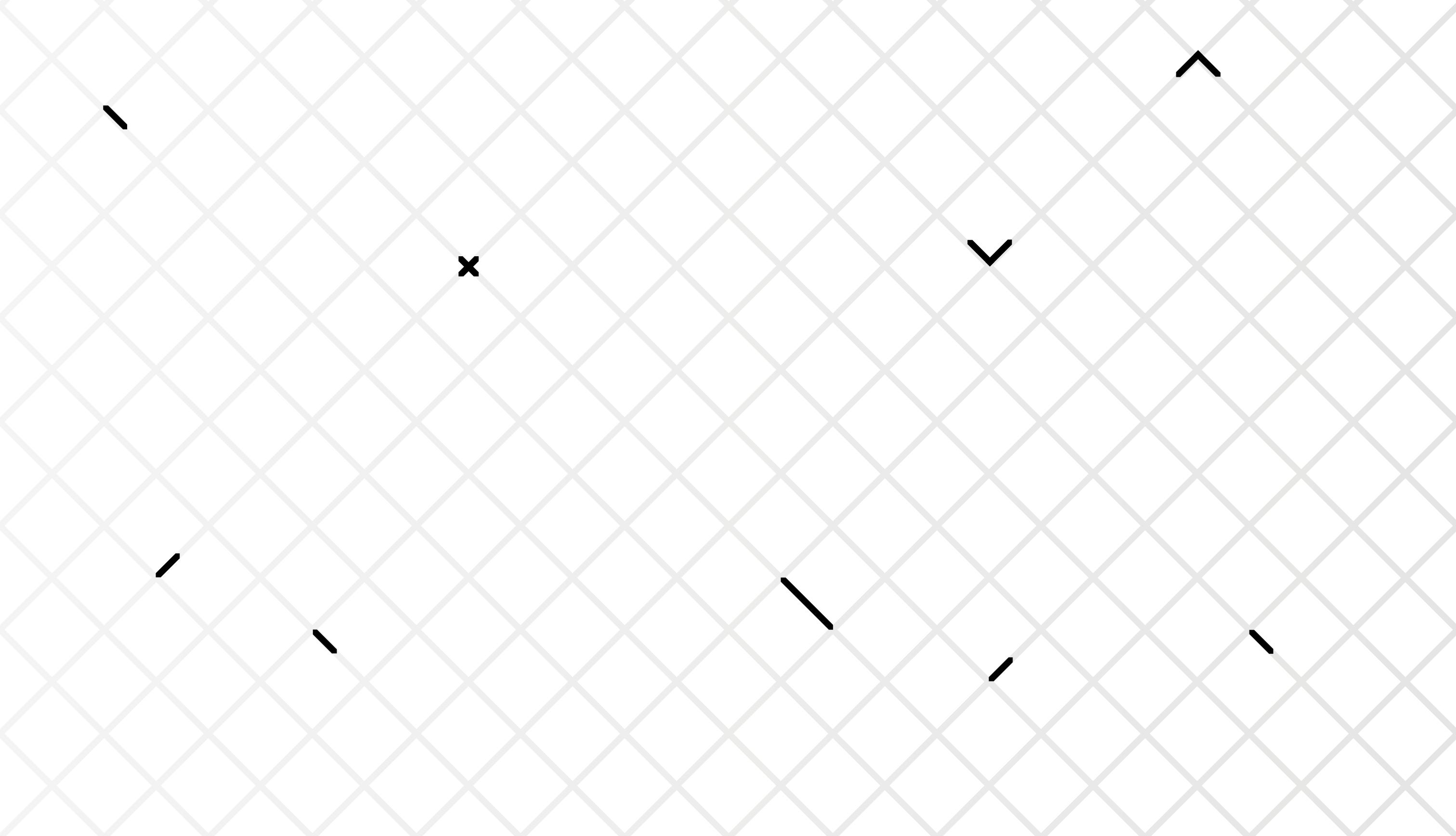


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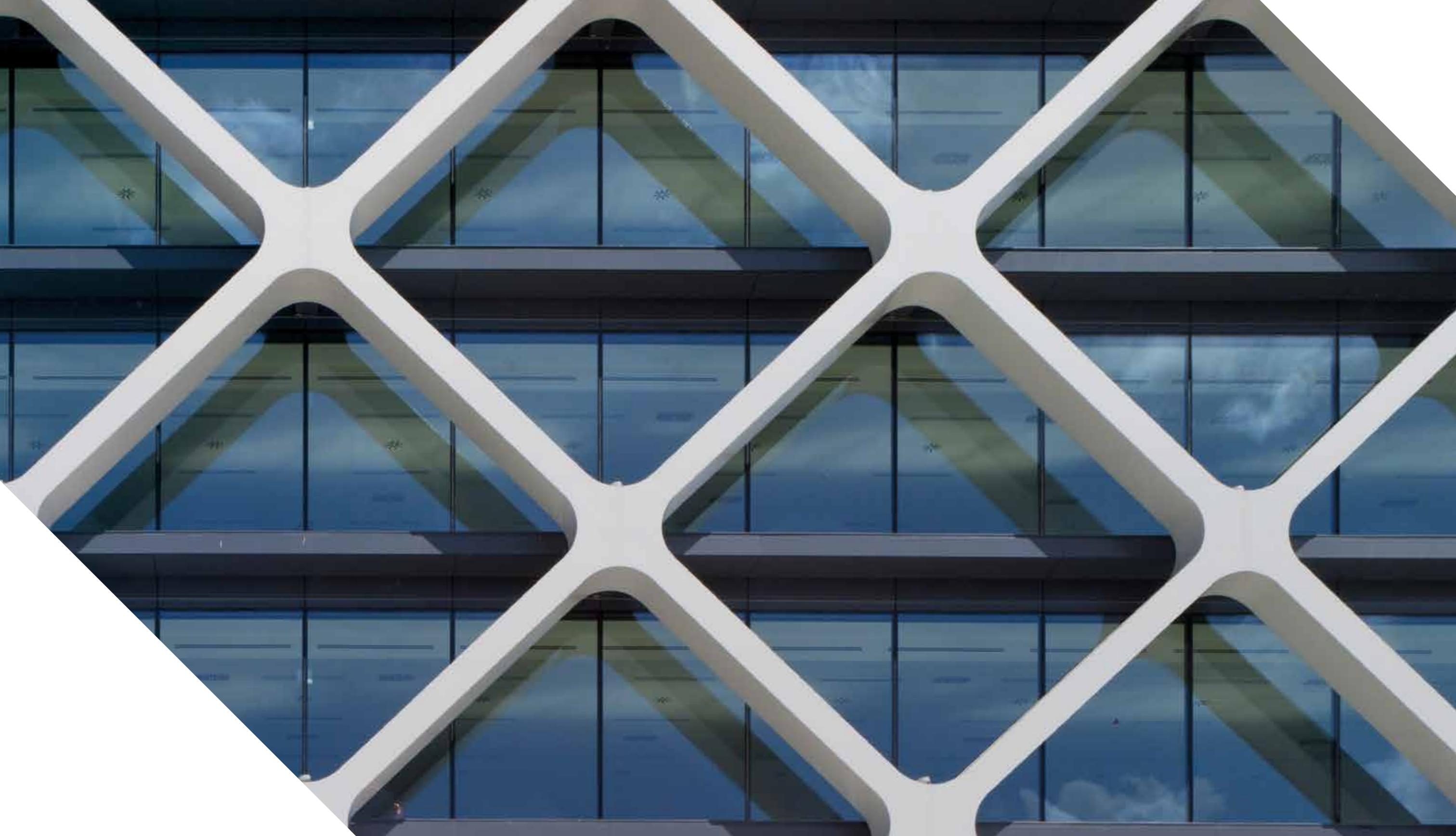
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oxxeo



# 01

## Welcome to the oxxperience

Gmp presents **oxxeo** and invites you to form part of and enjoy the “oxxperience” of this building, whose design and concept strive for excellence and allow you to:

- ◆ Experience the eye for detail, in terms of architecture and functionality.
- ◆ Experience maximum comfort.
- ◆ Experience the highest levels of sustainability.
- ◆ Experience spaces flooded with plenty of natural light and oxygen.
- ◆ Experience the perfect harmony between structure and form.



Welcome to oxxeo  
Welcome to the oxxperience



Gmp

# 02

## Location and Transport Communications

**oxxeo** enjoys a privileged location in Las Tablas, to the north of Madrid, one of the fastest growing areas of business development in the capital and home to a high concentration of national and international company headquarters.

The building is located near “Madrid Nuevo Norte”. A high-profile, sustainable, avant-garde project that will make Madrid a point of reference internationally and will be served by new infrastructures: local rail stations, a branch of the underground line 10 with 3 new metro stations, high capacity bus lines and a network of cycle routes and walkways.

Connected to the city’s fast access and exit roads (A-1, M-30 and M-40), and only 5 minutes from the Paseo de la Castellana, the building has excellent transport links.

Only 15 minutes away from the Adolfo Suárez Madrid-Barajas airport and 10 minutes from Chamartín high-speed and commuter train station, **oxxeo** is served by 2 bus routes less than 200 metres from the premises. One of these bus routes connects the building with the Plaza de Castilla transport hub in the city of Madrid. There is also an underground stop for line 10 nearby.

Welcome to the oxxperience



## ADVANTAGES AND SERVICES IN THE LOCAL AREA

The surrounding area for oxxeo is well established, providing a comprehensive range of services: shops, hotels, restaurants, gyms, pharmacies...



  
AEROPUERTO  
ADOLFO SUÁREZ  
MADRID BARAJAS



# 03

## The building

**oxxeo** stands out for its sustainable and avant-garde design, created by the prestigious international architecture practice RAFAEL DE LA-HOZ.

It is a freestanding building, with a triangular floor plan, following an innovative architectural concept that takes the load-bearing structure to the outside of the building forming a latticework, which in turn protects the façade from direct sunlight. This design maximises space on the office floors and leverages natural light.

**oxxeo** users can enjoy a rooftop equipped with two individual paddle tennis courts, jogging track, outdoor exercise area and rest area.

With a surface area above ground covering 14,299 m<sup>2</sup>, distributed over five floors, **oxxeo** provides 450 parking spaces on two underground floors, which include spaces for electric vehicles, fuel-efficient vehicles and bicycles. The new development has green areas, with landscaping and street furniture and a drop off point for taxis and cars.



The office floors, each covering 2,945 m<sup>2</sup>, are highly efficient and flexible and with a floor to ceiling height of 2.7 metres. The ground floor of the building, covering a space of 2,518 m<sup>2</sup> and 4.0 metres tall, is equally suitable for office or commercial use.

Designed with environmental responsibility firmly in mind, the building already holds prestigious Platinum LEED certification, the highest distinction awarded by the US Green Building Council (USGBC) and it has initiated the WELL Building Standard certification process for Core & Shell. Moreover, the building holds an A energy rating.

As part of **oxxeo**'s commitment to accessibility and a diverse society, the building has attained the top level 5-star DIGA certification (Hallmark of Level of Accessibility).

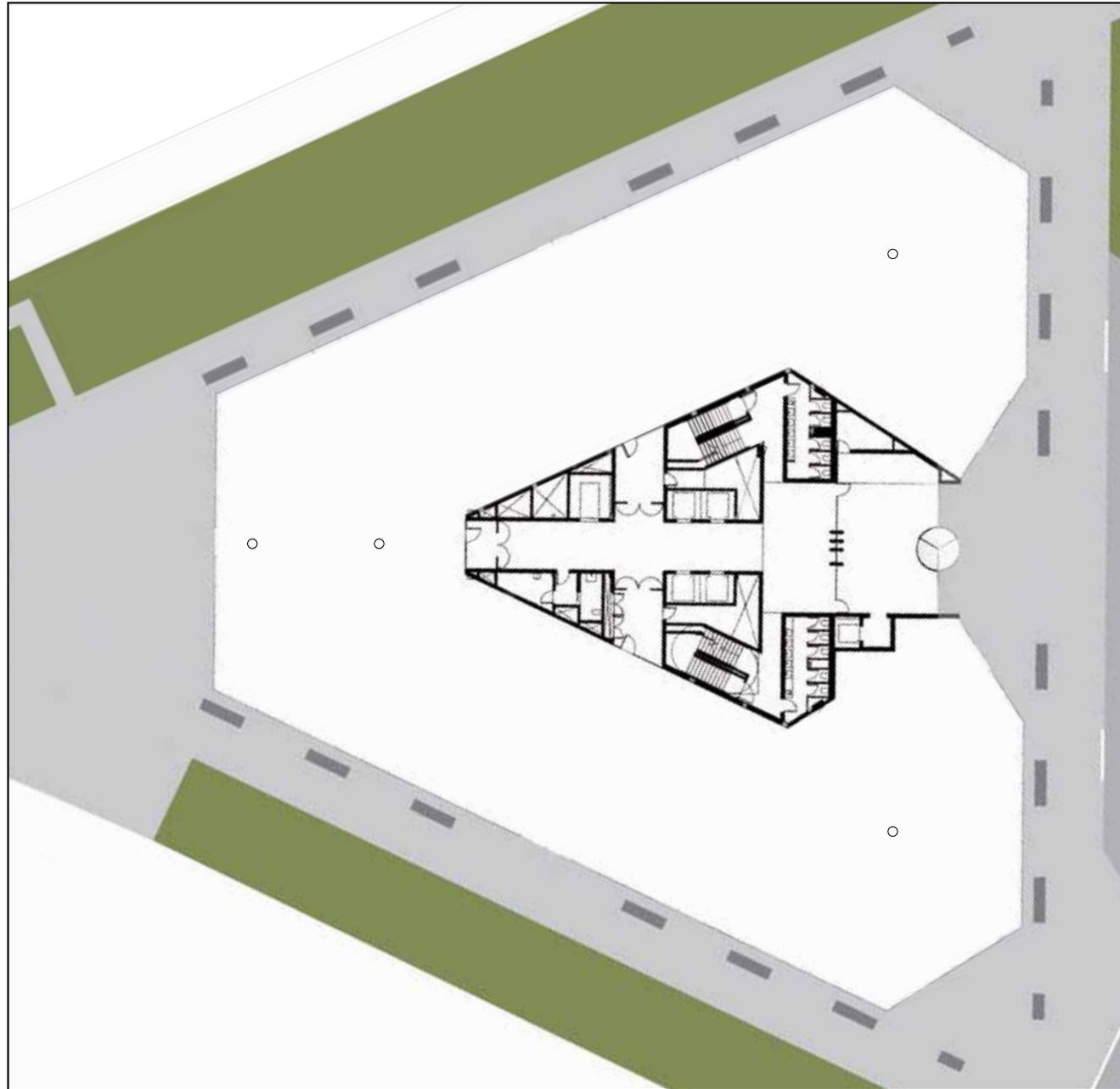
This makes **oxxeo** the first newly constructed office building in Spain to be awarded the highest level of DIGA certification for disabled people, senior citizens and pregnant women.



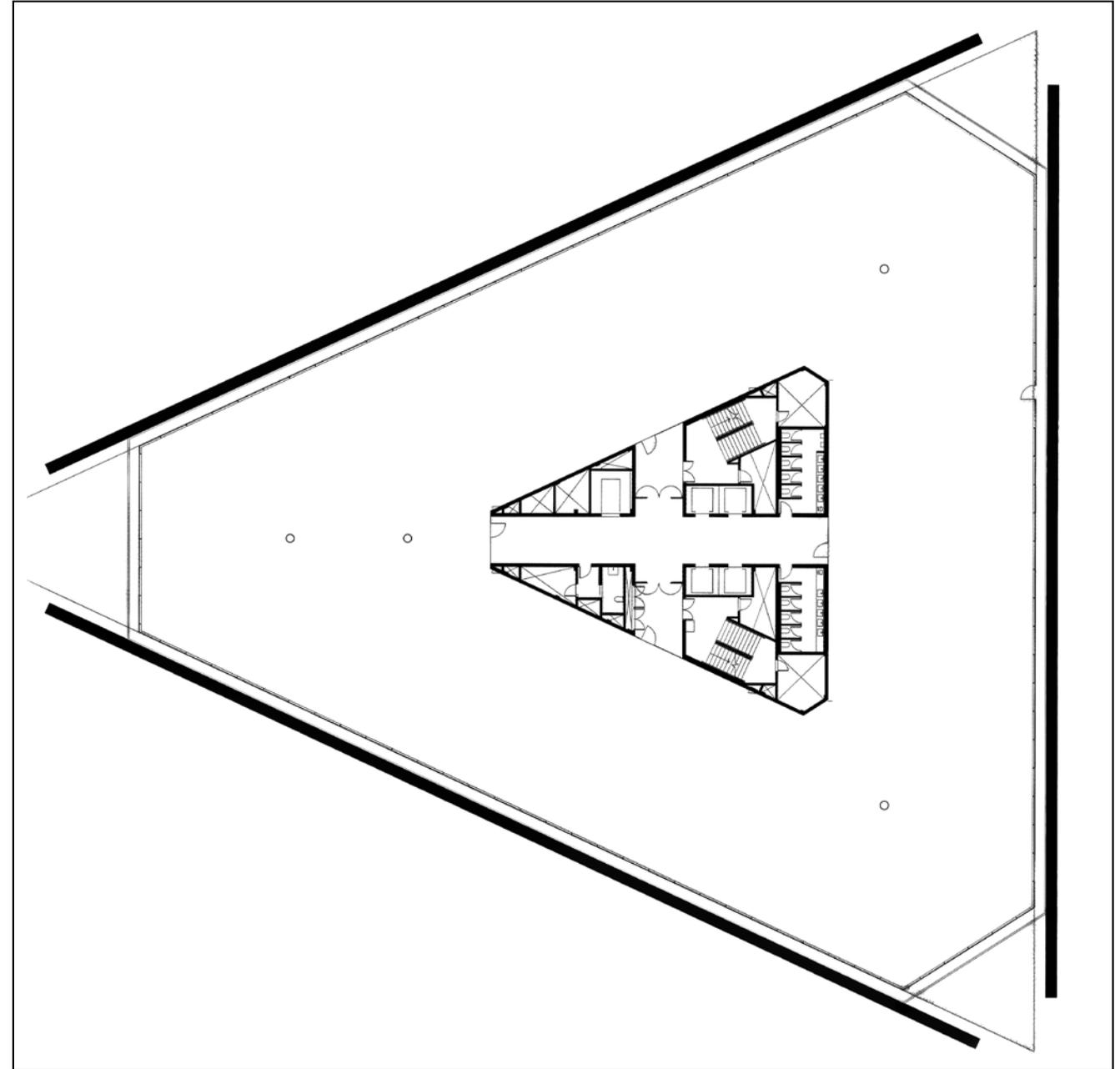
Welcome to the oxxperience



Ground floor plan



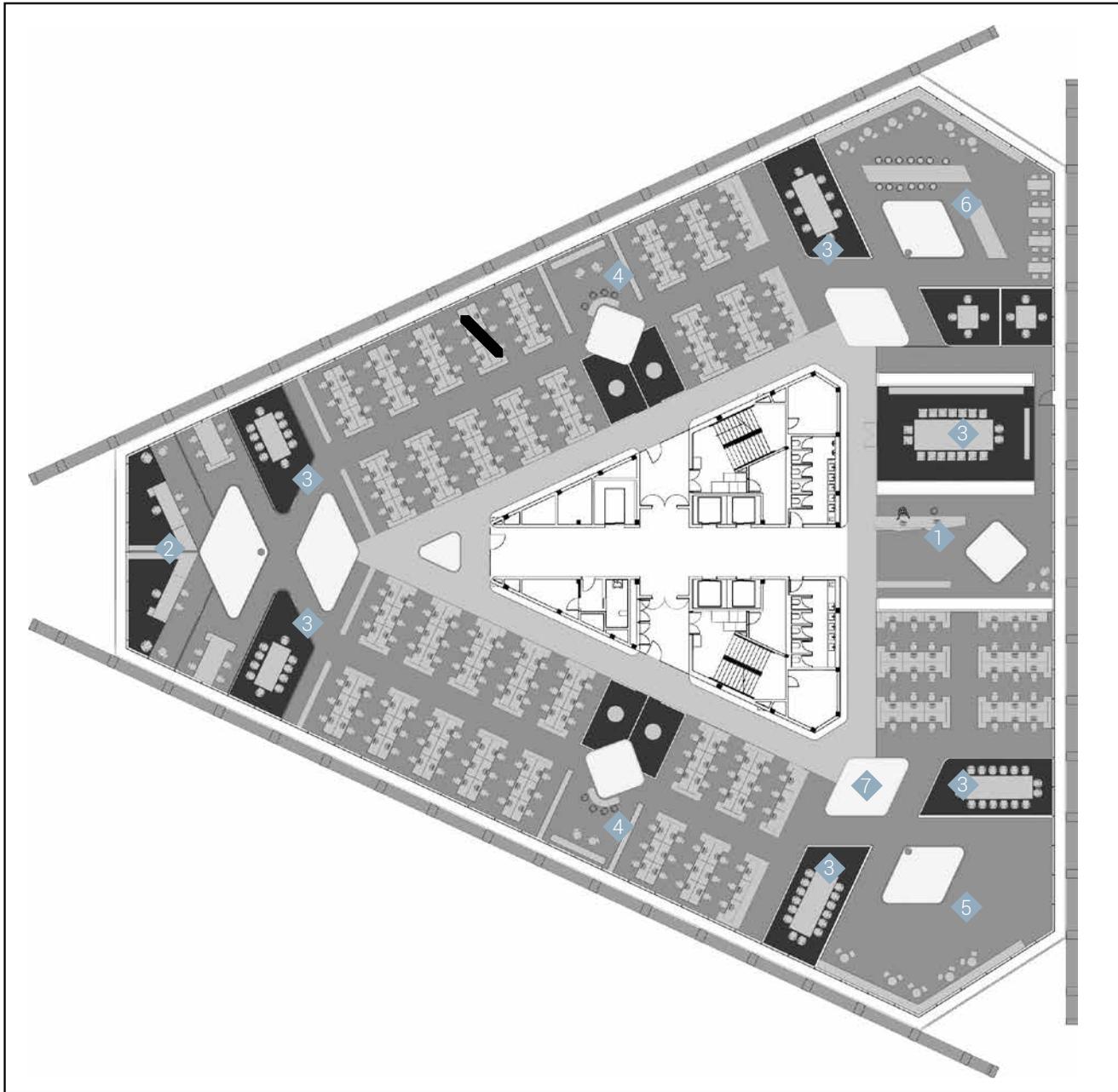
Office floor plan



X



Office fit out example



- 1 Reception
- 2 Offices
- 3 Meeting room
- 4 Informal meeting space
- 5 Multi-purpose relaxation area
- 6 Dining room
- 7 Enclosed garden area

CONSTRUCTION:	2016-2018
FLOORS:	5 (ground + 4)
GLA:	14,299 m <sup>2</sup>
FLOOR SPACE:	2,945 m <sup>2</sup>
GROUND FLOOR SPACE (POTENTIAL COMMERCIAL USE):	2,518 m <sup>2</sup>
HEIGHT OF OFFICE FLOORS:	2.7 m
HEIGHT OF GROUND FLOOR:	4.0 m
PARKING SPACES:	450
SPACES FOR BICYCLES	29
SPACES FOR ELECTRIC VEHICLES	6
SPACES FOR ENERGY-EFFICIENT VEHICLES	17

## RAFAEL DE LA-HOZ

Founded in 1920 and led for over twenty years by Rafael de La-Hoz Castanys, this practice is one of the most active and internationally acclaimed studios in Spain. It undertakes a full range of architectural projects and its work stands out for its quality and technological innovation.

Respecting city growth and the environment at all times, it has obtained the highest sustainability rating, Platinum LEED certification, for a number of its projects and won a multitude of national and international awards. These include the MIPIM Award, the International Project Award at the Argentina Biennial or the American Architecture Award from the Chicago Athenaeum (USA). One of its recent projects has been nominated for the Mies Van der Rohe, European Union Prize for Contemporary Architecture.

Its most important buildings are largely the result of winning international architecture contracts. Apart from a host of residential projects, its latest and most representative work includes the following: the Universidad Popular de Alcobendas (Espacio Miguel Delibes), the Rey Juan Carlos I University Hospital, the Repsol Campus Corporate Headquarters, the Daoíz y Velarde Cultural Centre, District C Telefónica Headquarters, Endesa Headquarters, the 'Pórtico' building, the Hercules Towers, 'Rafael del Pino' Foundation Auditorium, the Headquarters of the Higher Council of the Chambers of Commerce, the Spanish Olympic Committee Auditorium, the Garrigues Headquarters and the business park Parque Norte.





"As the old adage goes, architecture may be just the result of building an idea.

This mythification of the idea means architects tend to provide elaborate conceptual explanations using metaphors regarding green, smart or transparent buildings.

This is not the case here and we would simply like to highlight that the idea behind **oxxeo** is the building itself. In other words, the idea here consists of its structure, or rather the construction of its structure, or the glass features of its façade and joints that generate its architectonic form.

In simpler terms, the architecture of this building is the result of selecting the right available materials according to building logic.

This logic has also allowed for greater freedom in terms of interior structural elements, displaying them on the outside and enhancing the building's singularity."

Rafael de La-Hoz

# 04

## xxport & relaxx

**oxxeo** has been designed to maximise the comfort and wellbeing of users. The rooftop of the building reflects this aim by providing a space dedicated to relaxation and fitness: **xxport & relaxx**. More than 2,000 sqm to practise sport, with spectacular views of the Madrid skyline and surrounding area, plus a chill-out area where you relax and unwind.

**xxport & relaxx** includes:

- ◆ Two individual paddle tennis courts.
- ◆ An open-air gym equipped with high-quality fitness machines: back bench, rowing machine, elliptical bike, bike, leg machine and sit-up bench.
- ◆ A running track around the perimeter of the rooftop with a professional athletics surface.
- ◆ Changing rooms and showers.
- ◆ 136 lockers for your belongings.
- ◆ 2 vending machines stocked with healthy food products.
- ◆ A chill-out area with prism-shaped furniture, where the occupants of **oxxeo** can relax and unwind.





# 05

## Specifications

### LIGHTING

Factors such as the way the **oxxeo** plot faces, the fact that it is a freestanding building, its ultra-light curtain wall, the height between floors and its open-plan design, all provide excellent daylight leverage. Moreover, the direct impact of sunlight is avoided thanks to the glass on the façade and its structural design, as the 80 cm deep latticework has been designed to project the right levels of shade on the building, avoiding direct sunlight at critical times of the day.

All the interior lighting is provided using high energy efficient luminaires with led technology and low glare.

A Digital Addressable Lighting Interface (DALI) control system for point-to-point lighting, controls lighting according to daylight levels and creates mood lighting scenarios.

### Dynamic lighting system adapted to circadian rhythms

**oxxeo** is the first office building in Spain equipped with a dynamic lighting system adapted to the circadian rhythm of people.

This lighting system incorporates a dynamic light that automatically changes the light temperature (the colour of the light) throughout the day, mimicking the natural rhythm of day and night that our bodies respond to.

The circadian rhythm or “biological clock” of people “synchronises” with the daylight, which changes colour depending on the hour. People “activate” at the beginning of the day and “deactivate” at the end of the day to get ready to sleep.

Circadian rhythms and the impacts thereof have been and continue to be researched in depth and, in 2017, the Nobel Prize in Physiology or Medicine was awarded to 3 scientists (Jeffrey C.Hall, Michael Rosbash and Michael W. Young) for their discovery of the molecular mechanisms that control circadian clocks.





The lighting installed at oxseo is programmed to start the day with warm light, then turn colder over the course of the day and return to warm light at the end of the day. This process is carried out automatically and users barely notice the changes in the office lighting but their metabolism will adjust accordingly.

The benefits of dynamic lighting include:

- ◆ Adjusting light in the work spaces to daylight, which is more natural light.
- ◆ Improving the well-being of people, by synchronising their circadian clock with the daylight.
- ◆ By stabilising their biological clocks people sleep better.
- ◆ Reducing eye strain.
- ◆ Improving cognitive ability.
- ◆ Strengthening the body's defences against illness.
- ◆ Reducing level of absenteeism.
- ◆ Reducing depression.

In sum, this concept of Human Centric Lighting puts people first and actively improves their well-being.



## HVAC SYSTEMS

The **oxxeo** design incorporates a fan-coil HVAC system with four pipes, EC motors and primary units with variable flow, regulated via air quality sensors. The main advantages of this system are as follows:

- ◆ Efficiency, with low levels of electricity use, noise and adapted to user needs.
- ◆ Maximum flexibility in the fit-out design for future tenants thanks to the fan-coil distribution: one every 24 m<sup>2</sup> for floor interiors and every 4.5 metres on the façade.
- ◆ Full temperature control for each fan-coil unit via independent thermostats.

## ELECTRICAL INSTALLATION

The electricity supply on the office floors is managed by four electricity control panels located on both sides of the main entrances. In order to house installations, raised ceilings and floors, 95 and 15 cm respectively, are provided.

## ELEVATORS

Vertical transportation and communication are carried out via five large capacity elevators, equipped with destination control selection. Four of the elevators operate from the car park floors to the office floors while the fifth, exclusively for visitors, operates from the car park to the ground floor.

**oxxeo** is also equipped with a service elevator providing direct access to all floors, from the car park levels to the roof.

## CAR PARK

The two underground floors at **oxxeo** are accommodated a car park with 450 parking spaces that include 2 spaces for electric vehicles, 12 for fuel-efficient vehicles and 19 for bicycles. There are two lanes to enter and exit the car park thereby ensuring efficient traffic flows.

The way in which the building adapts to the lie of the land means level -1 of the car park has a façade that lets in natural light and ventilation and also provides street-level access.

## SECURITY

### Holistic fire protection

**oxxeo**'s fire detection systems comprise room and face ceiling smoke detectors, together with centralised alarm control.

The offices, common areas, machine room and car park are equipped with detection systems.

All the floors have a network of fire hoses and portable fire extinguishers.

### Interior Security

Are the following:

- ◆ A cutting-edge IT access control system for persons in the lobby.
- ◆ An anti-intrusion system using magnetic sensors.
- ◆ CCTV surveillance for all entrances to the building from the car park.
- ◆ Barrier access control for vehicles in the underground car park.

## TELECOMMUNICATIONS

Vertical distribution of telecommunications is via a shaft expressly for this purpose, with horizontal distribution via the corresponding channels. All the common installations in the building are centralised through a management system permitting optimal control of operations. Moreover, **oxxeo** is equipped with the following services:

- ◆ Option of high speed connectivity (ADSL, ISDN, WIFI, etc...).
- ◆ Multi-operator mobile coverage network.
- ◆ Option of fibre optics.
- ◆ Raised floor for cabling distribution to workstations.

## SPECIFICATIONS FOR CONSTRUCTION

### STRUCTURE

- ◆ Office floor plan: Mixed structure on slabs above ground. Lights 14.5 m between core and curtain wall.
- ◆ Below ground: Waffle slabs on lower floors and slab on floor -1.

### DOUBLE-SKIN FAÇADE

Structural metallic latticework that attenuates the hours of direct sunlight by casting shadow inside the building. Curtain wall with aluminium profiles, with low solar emission and factor. Double glazing and air chamber.

### ROOF

Walkable roof with ground-covering plants and outdoor decking with SRI >70% finish, with sports amenities and green areas with native plants planned. Construction housing toilets, showers, lockers and vending machine.

### LIGHTING

High energy efficient luminaires with LED technology and low glare. Digital Addressable Lighting Interface (DALI) system for lighting control. A dynamic lighting system adapted to the circadian clocks of persons.

### INTERIORS

- ◆ Common areas: In lobby, large Travertine marble tile flooring, lacquered glass wall panels and wood ceilings. In elevator hallway, Travertine marble floor tiles for ground floor and standard marble on other floors, stainless steel wall panels and Barrisol backlit PVC stretch ceiling.
- ◆ Offices: Raised ceiling with perforated steel tiles for high sound absorption, with extra sheet for sound insulation. Encapsulated raised floor panels.
- ◆ Car Park: Flooring with coloured Epoxy resin finish, number plate and parking spaces identification.

### ELEVATORS

- ◆ 4 elevators, equipped with destination control selection that operate from the car park floors to the office floors. Nominal load of 13 persons. Nominal speed, 1.6 m/s.
- ◆ 1 elevator exclusively for visitors that operates from the car park to the ground floor. Nominal load of 12 persons. Nominal speed 1 m/s.
- ◆ 1 service elevator providing direct access to all floors, from the car park levels to the roof. Nominal load 21 persons or 1,600 kg. Nominal speed 1.6 m/s.

 **HVAC SYSTEMS**

Fan-coil HVAC system with four pipes, EC motors and fan-coil distribution: one every 24 m<sup>2</sup> for floor interiors and every 4.5 metres on the façade. Primary units with variable flow.

 **POWER SUPPLY**

- ◆ 4 electrical switchboards located on both sides of main entrances on each floor.
- ◆ Electrical room with 2 transformers 400 kVa per unit.
- ◆ Emergency generator on roof to supply electricity to common installations in the event of a power outage.

 **FIRE PROTECTION**

- ◆ Smoke detectors for protected atmosphere and raised ceiling.
- ◆ Centralised alarm control.
- ◆ Detection systems in offices, common areas, machine room and car park.
- ◆ Fire hoses and portable fire extinguishers.

 **SECURITY**

- ◆ IT access control system for persons in the lobby.
- ◆ An anti-intrusion system using magnetic sensors.
- ◆ CCTV surveillance for all entrances to the building from the car park.
- ◆ Barrier access control for vehicles in the underground car park.

 **DIMENSIONS**

- ◆ Floor to ceiling height of 2.7 m on offices floors and 4.0 m on ground floor.
- ◆ Raised ceiling and floor of 95 and 15 cm respectively to house installations.

 **OCCUPANCY**

The evacuation routes are designed to enable the evacuation of 1,290 persons. Ratio 1/8 m<sup>2</sup>.

 **TOILETS**

- ◆ Ratio men/women: 50/50.
- ◆ Women: 5 toilets and 5 wash basins per floor.
- ◆ Men: 5 toilets, 5 wash basins and 2 urinals per floor.
- ◆ Toilets for persons with reduced mobility on all floors.



# 06

## Services

The range of services provided at the building include:

### **FACILITY MANAGER**

The on-site Facility Manager serves as a direct and personalised communication channel in order to provide effective solutions to requests made by companies in the building.

This role is in charge of managing all the work teams at the office block: surveillance and security, hostesses and maintenance and cleaning staff.

### **INTERNAL MAIL SERVICE**

This service comprises the reception, classification and delivery of standard post and courier services.

### **LOADING AND UNLOADING**

Bay in the car park providing access to vehicles for goods delivery and collection.

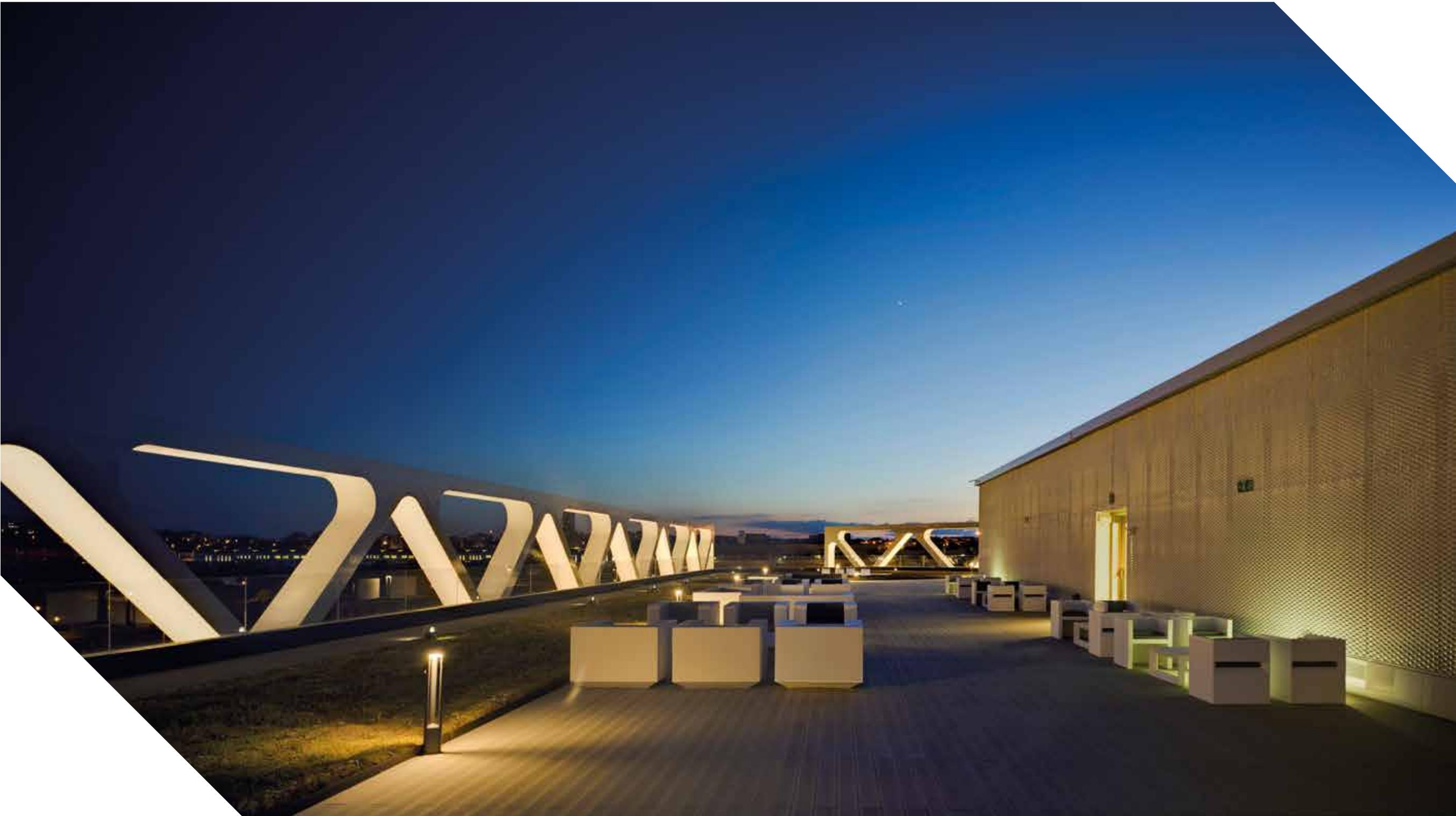
### **XXPORT & RELAXX: SPORTS FACILITIES AND REST AREA**

Rooftop equipped with two individual paddle courts, jogging track, outdoor exercise and rest area.

### **OTHER SERVICES**

24-hour surveillance service 365 days per year, maintenance, cleaning of common areas, waste collection, recharging points for electric vehicles, bicycle parking and shower and changing rooms.

Welcome to the oxxperience



# 07

## Sustainability

**oxxeo** aims to become a leader in sustainability in the office market in Madrid.

The building already holds Platinum LEED certification in the Core & Shell category, the highest distinction awarded by the US Green Building Council (USGBC), which is the most widely recognised international sustainability certification system. The aim is to promote buildings that are environmentally friendly, economically viable and comfortable to live in and work in.

**oxxeo** is the first office project in the Las Tablas district to achieve this precertification. This distinction guarantees that the building has been designed following the most demanding criteria in terms of sustainability, seeking to respect the environment and provide maximum wellbeing and comfort to occupants.







Obtaining Platinum LEED certification entailed rigorous analysis of different aspects of **oxxeo** including:

**Sustainable location:**

- ◆ **Existence of alternative transport solutions:** availability of public transport, bicycle racks and parking spaces for efficient vehicles and recharging points for electric vehicles.
- ◆ **Restoring habitat:** landscaping using plants native to the Madrid Region and that require low water consumption.
- ◆ **Maximization of open space:** the lie of the land has been taken into account when deciding the way the building faces so that occupants can enjoy as much open space as possible.
- ◆ **The urban heat island effect reduction:** all the parking spaces are underground to avoid too many tarmac surfaces, which retain heat. Moreover, the materials used on the roof are highly reflective to reduce the absorption of the heat.

**Efficient water use:**

**oxxeo** achieves a 45% saving in drinking water consumption with regard to a comparable building by incorporating efficient sanitary fittings and taps. In addition, the building includes a landscaping using native vegetation that requires little watering recycled rainwater and a drip irrigation system with built-in rain sensors.





### **Energy efficiency:**

The building façade design, highly efficient HVAC systems and LED lighting allow for 40% savings in energy use in comparison to a conventional building with a similar use and surface area. The centralised HVAC system has built-in control system via sensors that promotes maximum comfort for occupants.

On the roof, there is a 319 m<sup>2</sup> installation of photovoltaic panels for electricity generation, with 60kW peak installed power and a sanitary hot water production system that runs on solar energy supplied by thermal solar panels at 2033 kWh/month. Overall renewable energy production from all these strategies amounts to 80,823 kWh per year, which offsets 6.4% of the total energy consumption of the building.

Moreover, **oxxeo** offsets emissions from electricity consumption with “Green tags”, which certify that 35% of the energy consumed by the building over 2 years will be offset by investment in the cost of Green tags in renewable energy plants.

### **Natural lighting and access for visitors:**

100% of occupants on the office floors enjoy natural light and direct external views.

### **Quality of the interior atmosphere:**

The building has a thorough control system monitoring the quality and quantity of outside air in the spaces occupied.

### **Sustainable awareness and good practices:**

The construction of **oxxeo** includes the use of recycled and regional materials, as well as FSC certified wood from sustainably managed forests. It also has a designated waste management area covering 38 m<sup>2</sup>, permitting adequate separation and recycling.

Welcome to the oxxperience

# 08

## Health and wellbeing

**oxxeo** is the first building in Madrid and second in Spain to register to obtain the WELL Building Standard in the Core & Shell category. The objective is to aim for Gold, one of the top levels of WELL certification.

WELL is the first global certification for buildings focusing solely on human health and well-being and is based on seven years of scientific, medical and architectural research. It is an innovative system founded by Delos and managed by the International WELL Building Institute™ (IWBI), set up in 2015. It certifies that the design, construction and operation model of the building addresses health and well-being of persons. It evaluates on site the building's impacts regarding seven concepts: air, water, light, fitness, comfort, nourishment and mind.





The measures being applied to obtain WELL certification are as follows:

**Measures aimed at improving the interior air quality:**

- ◆ Using products that comply with the strictest regulations to avoid the emission of volatile organic compounds.
- ◆ Measures to prevent radon gas entering occupied areas.
- ◆ Promoting healthy habits for occupancy and smoke-free building.
- ◆ Good practices in the building process to improve indoor air quality, dust control and prevent contaminants entering.
- ◆ Good maintenance practices to avoid the use of pesticides and other chemical products.
- ◆ Minimising air leaks in the envelope through start-up controlled by specialists and leak tests on the façade.

**Measures aimed at improving nourishment:**

- ◆ Raising awareness of health and wellbeing among occupants of the building, through a digital library.
- ◆ Improving nutritional habits by offering natural and wholefood products through messages displayed on tablets.

**Measures aimed at improving water quality:**

- ◆ Integrating a lighting system that minimises glare at work stations and adapts to the circadian clocks of persons.
- ◆ Carrying out analysis and testing at a specialised laboratory to guarantee high levels of water quality.

**Measures aimed at improving lighting:**

- ◆ Integrating a lighting system that minimises glare at work stations.

**Measures aimed at promoting fitness:**

- ◆ Encouraging use of stairs.
- ◆ Exterior landscaped areas.
- ◆ Bicycle racks.
- ◆ Showers and changing rooms.
- ◆ Rooftop sports area with 2 paddle tennis courts, jogging track and outdoor exercise area equipped with machines.



✘

**Measures aimed at enhancing comfort:**

- ◆ Integrating measures to limit air noise and improve comfort in indoor spaces.
- ◆ Building's reception fitted with radiant panels to improve comfort levels.
- ◆ Rooftop rest area.

**Measures aimed at improving mental wellbeing:**

- ◆ Fostering wellbeing via range of clear signage in the building.
- ◆ Building design promotes contact with nature.

Welcome to the oxxperience

## Accessibility

As part of **oxxeo's** commitment to accessibility and a diverse society, the building has attained the top level 5-star DIGA certification (Hallmark of Level of Accessibility).

This makes oxxeo the first newly constructed office building in Spain to be awarded the highest level of DIGA certification for disabled people, senior citizens and pregnant women.

Created by the Shangri-La Foundation, this certification takes into account physical, sensory and cognitive functional diversity criteria, so that any person, regardless of their condition, can move about the building comfortably and safely.





Accessibility has been built into the decoration and design of **oxxeo** from its inception. For this reason, it achieves a high level of usability while maintaining criteria of modernity, elegant and the avant garde, thus demonstrating that incorporating accessibility is compatible with functionality.

The measures adopted that have permitted the building to reach this standard are as follows:

- ◆ Adapted and easy access.
- ◆ Full interior mobility.
- ◆ Accessible toilets.
- ◆ Signage with recognizable pictograms and chromatic contrast, high-relief touch detection and/or braille.
- ◆ Routing systems to help persons with visual and cognitive impairment to guide themselves independently.
- ◆ Accessible large-sized elevators with visual, hearing and touch information.
- ◆ Innovations in access control management software.
- ◆ Accessible service point by design and installations.
- ◆ Systems and media to facilitate communication and information, with magnetic loop.
- ◆ Creation of management protocols to enhance the experience of all users of the building.

Welcome to the oxperience



10



## Gmp

**oxxeo** is owned by Gmp.

Founded in 1979, Gmp is one of the leading unlisted property-owning real estate groups in Spain. Its strong property-owning focus has allowed it to create a solid position as a specialist in developing, investing in and managing high-end offices and business parks in Madrid.

The group currently owns more than 479,400 m<sup>2</sup> of operating properties, which include 4,964 parking spaces as well as a land bank of 65,105 m<sup>2</sup> for future building projects.

Gmp holds a stable and diversified client portfolio that operates in 30 sectors. Many of these are leading multinational companies, key agents of the global economy. Among its real estate portfolio are buildings such as Génova 27, Alcalá 16, Hermosilla 3, Castellana 77, Castellana 81 and business parks such as Parque Norte, Castellana Norte and Iberia Mart I and II.

GIC Group, the sovereign wealth fund of the Singapore Government, forms part of the Company shareholders, with a 32.9% share.





### CLIENT-FOCUSED ASSET MANAGEMENT

Gmp's office buildings are managed daily by a team of highly committed and customer-driven Gmp professionals.

The Client Manager liaises directly between clients and Gmp.

All buildings have a Facility Manager who serves as a direct and personalised communication channel in order to provide effective solutions to requests made by companies located on site. This role is in charge of managing all the work teams at the office block: surveillance and security, hostesses and maintenance and cleaning staff.

Gmp conducts satisfaction surveys on all clients every year. The results show a consistently high level of customer satisfaction, recording a score of over 4 out of 5, year after year.

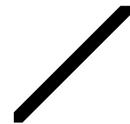
Our clients see Gmp as a serious, professional, responsible Company, committed to ongoing improvement.

### INTEGRATED MANAGEMENT SYSTEM

In the framework of its CSR strategy, in 2009, Gmp became the first Spanish real estate group to obtain the AENOR triple certification for an Integrated Management System for Quality, the Environment and Health and Safety in the Workplace in the acquisition, rental and maintenance management, refurbishing and conservation of real estate assets.

In March 2018, Gmp renewed these certifications up to 2021, maintaining its differential position as the only Spanish property group to achieve these standards.

AENOR triple certification establishes procedures that optimise daily activities and reaffirm Gmp's commitment to ongoing improvement, good environmental practices in its buildings, and customer satisfaction through sustainable quality management.



— oxxperience in form

✕ oxxperience in health and wellbeing

∟ oxxperience in sustainability



— oxxperience in accessibility

OxxeO

— Welcome to the oxxperience

— oxxperience in structure



— oxxperience in natural light