

Itämerenkatu 3

Renovated premises in the middle of services



The modern Itämerenkatu 3 in Ruoholahti offers flexible office solutions for the needs of even the largest company

Would you go to work by bus, metro, tram or bike? Itämerenkatu 3, located at the end of excellent transport connections, makes the decision difficult, but the working day easy. This renovated property, located near versatile services, can be used as a modern room office as well as a multi-room environment according to individual needs. The property was renovated in 2019 and its surfaces and technology are state-of-the-art as a result. It also includes our POOL flex-space-service on the 4th floor.





Excellent location in a dynamic environment

This spacious office building offers a staggering 7 900 square meters full of opportunities for growth. The location is second to none - with excellent public transport links and easy access by car, your business is always within easy reach. The metro station is right next door, and you can also easily get around with trams 7, 8 and 9. You can easily drive from Länsiväylä by car, and there is plenty of parking space both in the building's own parking garage and in the nearby Ruohopark.

The urban area of Ruoholahti is thriving here, offering excellent transport links and a wide range of services. The surrounding community creates an inspiring and dynamic working environment.



Renovated premises close to services

The property was renovated in 2019 and as a result has state-of-the-art surfaces and technology. The reception, common to all floors of the building, is located on the 1st floor of the A-wing, with a lobby with restaurant and café services and meeting rooms. The building also has a gym and a sauna for the use of all tenants.

Alue
Ruoholahti


Osoite
Itämerenkatu 3

Neliöt
7 000 m²


Vuokrattavat kerrokset
8 floors

Palvelut
2 restaruants, gym, parking garage, meeting rooms, sauna, POOL

 Metro 300m

 Bus stop in front

 Train 1,6km

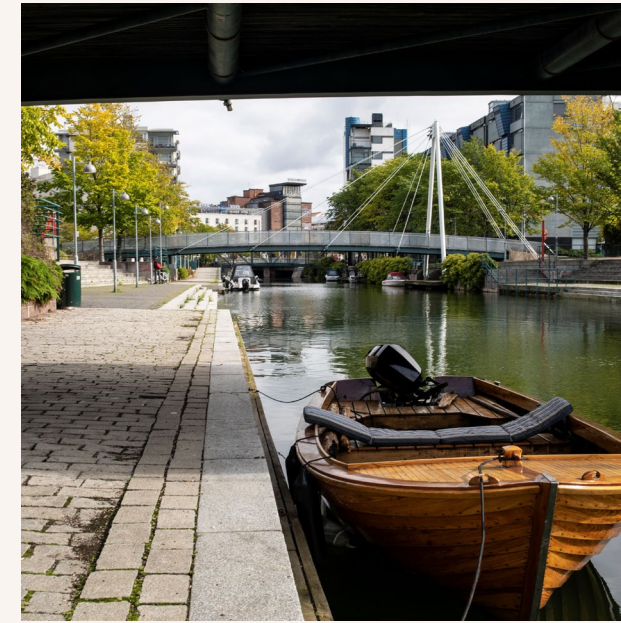
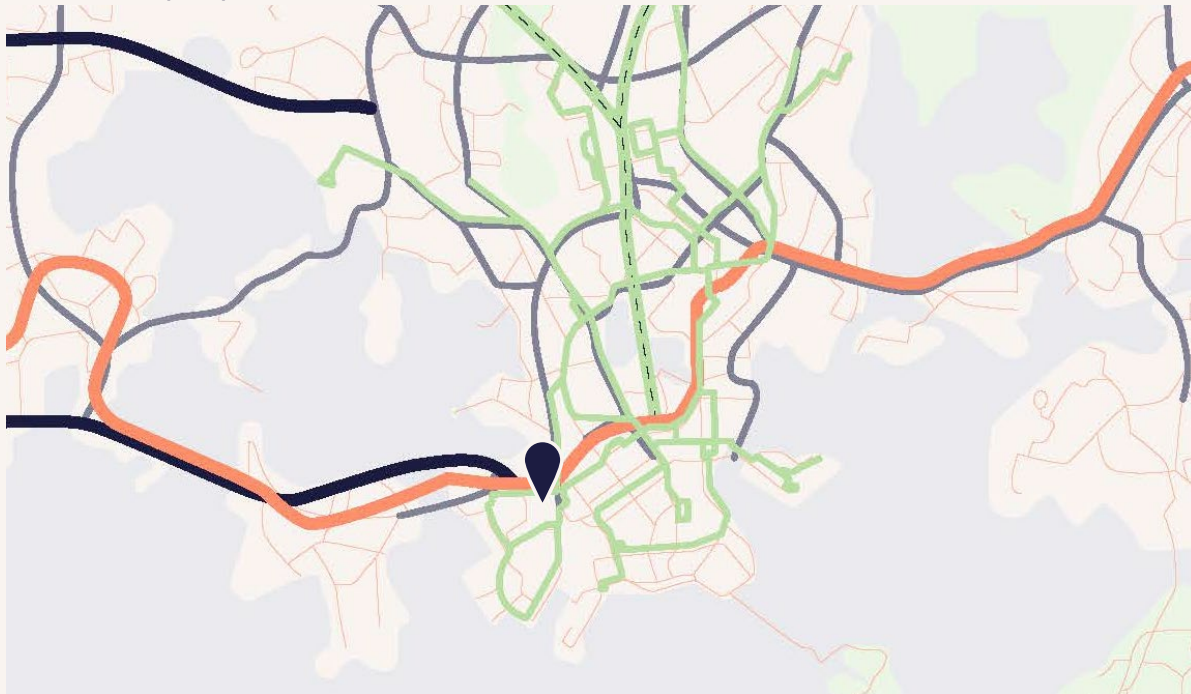
 Tram stop in front

 Airport 20km



Ruoholahti

Located in the southern inner city, Ruoholahti offers its guests a variety of things to do, from cultural events to a lively restaurant world and sports. Every year, numerous concerts, exhibitions, fairs and festivals are organized in Finland's largest cultural center Kaapelitehdas. In addition, museums, galleries, art schools, dance theaters, associations and companies operate in the space. The nearby Salmisaari sports center and ice rink offer versatile hobby opportunities for visitors from near and far. Strongly growing Ruoholahti is home to approximately 6,000 residents and a workplace area for 19,000 people.



Services in the property

- Lobby and mailing service
- Meeting rooms (6 rooms)
- 2 restaurants
- Gym
- Sauna and social facilities with showers
- Locked bicycle parking
- Heated parking garage
- Electric car charging



Services in the area

- Ruoholahti Shopping Centre
- Ruoholahti canal
- Excellent cycle network
- Cultural centre Kaapelitehdas
- Hotels
- Ruoholahti Health Centre
- Sea right nearby

Itämerenkatu 3 Responsibility

Year of construction 1998, renovated in 2019



LEED Gold certification



Carbon-free electricity (windpower)
Digitalised heat control and ventilation



Sort points
All basic waste fractions



District heating
(carbon neutral)



Central location
Public connections



Antilooppi

Antilooppi is a sustainable real estate owner that focuses on office properties in the Helsinki Metropolitan Area.

We understand that success is created by happy and healthy employees and we are aware of how the environment and its services can have an impact on well-being.

Antilooppi's values are sustainability, forerunner and engaged. Sustainability is one of our strategic focal points and part of the work of all Antilooppi employees.

In our sustainability efforts, we focus on carbon neutrality and the wellbeing of people. We enable the success and wellbeing of our customer by owning, developing and managing work environments in excellent locations with a long-term, sustainable approach.

Major owner in the eastern and western city centre of Helsinki

Team of 35 professionals

Owned by pension company Ilmarinen and AMF Tjänstepension AB

33 properties, 400 000 m² of rental space

100% environmentally certified property stock

Our commitment to the UN 2030 Sustainable Development Goals and the

WGBC Net Zero Carbon Commitment 2030



Interested? We are happy to help



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