



CUSTOMISATION, SERVICES AND LOCATION

Perfect premises for your business





Tekniikantie 4 | Otaniemi, Espoo



Towards success at Aallonharja!

Aallonharja, located in a prime location in Otaniemi, Espoo, offers first-class setting for businesses and communities of all sizes. Elegance and cosiness meet in the thoroughly reformed premises – the entity is crowned by versatile services that facilitate day-to-day life. **This is great place to work and succeed together!**

Fall in love with the many opportunities of Aallonharja. Please contact us directly or visit our website if you want to know more about our premises and services. **We listen to your wishes and tailor a suitable solution for your business – an office that you and your personnel are happy to enter day after day.**

www.aallonharja.net



Premises to meet your needs

Are you looking for an open office that emphasizes socializing and working together, or for closed-in offices?

We tailor space solutions and the interior to meet your needs and wishes.

BREEAM Very Good

The Aallonharja property is being developed in line with Areim's ESG practices, which focus on reducing operational carbon emissions, promoting circular economy and sustainable materials, and protecting biodiversity and water resources.

The property holds a BREEAM rating of Very Good, which benefits tenants in their day-to-day operations through, among other things, lower operating costs.

Read more: areim.se/sustainability





Handy pop-up offices

Aallonharja also provides a simple solution for random and temporary space needs. Pop-up offices serve flexibly as, for example, group project workspaces.





Space for all kinds of meetings

The meeting rooms of Aallonharja have been reformed from top to toe and they serve small and large groups with high quality. Aallonharja has two meeting rooms that are both cosy and luminous, and have state of the art technology. A 45-seat auditorium is available for larger events.



Coffee with friends

The new café in Aallonharja's D-building offers relaxation in the hustle and bustle of day-to-day life. Coffee, tea, refreshments, sweet and savory pastries – what would you like today? Sit down for a chat with your colleagues.

Professionals of good first impressions

Aallonharja's concierge personnel takes care of the safety and smooth day-to-day life of the premise users. They always provide professional service and represent your company in a high-quality manner.

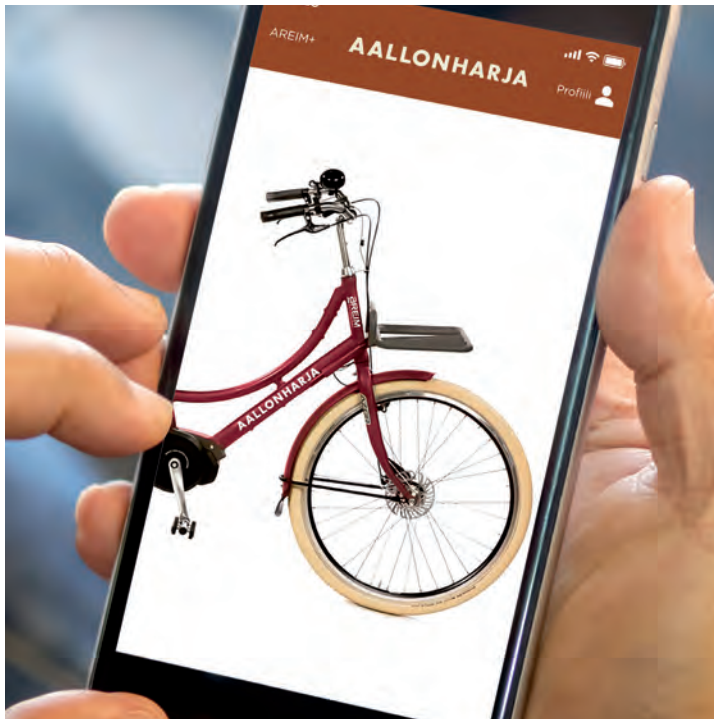




Well-being from lunch

Waves by Dylan's lunches make the whole body smile. The restaurant offers a fresh salad buffet, homemade hot dishes, tasty soups, and house-baked bread.

Waves by Dylan uses seasonal ingredients and prepares food in its own kitchen without sparing care and love. Charming taste experiences on every visit!



Cycle to work – yes please!

Aallonharja is pro-cycling and the premises reflect it: showers, locker rooms, drying rooms and bicycle maintenance rooms are all available for the tenants. We also offer electric bicycles free of charge to attend customer appointments sweat-free. You can always sweat in the gym; it is always open!

Community garden and gardening club

A breath of fresh air in a green oasis in the afternoon? You can. Community garden found in the yard cheers up all property users and at the same time serves as the home of the free of charge gardening club.



Gym 24/7

The gym in the basement of Aallonharja's B-building is always available to our tenants. Have a morning workout to start the day, or do a full-length Crossfit workout after office time.



Sauna facilities

The renovated sauna facilities of Aallonharja offer moments of relaxation and togetherness for all tenants and their guests. A unique log sauna on the roof floor of building D, Helmin sauna, charms with its soft steam and its lavish scenery.

Central location

Aallonharja's office premises are located in Otaniemi, Espoo, at the heart of Finnish engineering expertise and top innovation. The location has plenty of energy, networking opportunities and synergy benefits, especially for the technology industry.

Aallonharja is easily accessible either by car, bicycle or public transport.

0 m
to Aallonharja's own
electric bicycle lot

400 m
to Ring 1

300 m
to bus stop
(lines 108N, 111, 555)

2,5 km
to Länsiväylä
(the Western Highway)

350 m
to metro station
(Aalto University)

22 km
to Helsinki-Vantaa
Airport



Book your viewing now!

The best square metres of Aallonharja go quick.
So, act swiftly, check out available premises on our
website and book a personal viewing.

We serve you!





Further information and viewings

Hannu Tammia

040 738 6333

hannu.tammia@areim.se

www.aallonharja.net

Nostalgic Otaniemi-spirit
in completely reformed premises.



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