

Digital Park Stage II

Bratislava, Slovakia

Client

Digital Park Einsteinova, a.s. /
Penta Investments

Construction Value

€ 63 million

Floorage

72,565 sqm gross floor area
40,451 sqm total leasable area

Schedule

09/2007 – 05/2009

Bovis Lend Lease Assignment Period

11/2007 – 05/2009 pre- and construction
phases
03/2009 – 10/2009 Fit-out works
management

Assignment

Construction Management

Architect/ Designer

CMA (Cigler Marani Architects)



Digital Park is a new-built office development located in Einsteinova Street in Bratislava.

Bovis Lend Lease was involved in the second phase of the complex, a pavilion-style development consisting of 4 interconnected buildings with 8 above-ground and 2 under-ground storeys. The new buildings occupy 5,500 sqm out of the 23,000 sqm plot and the rest of the area is used for roads and greenery.

The Stage II provides over 40,451 sqm of lettable space mostly used as office space. In addition there are also some retail units, catering and other services. The complex also offers 742 parking places in underground garages and 225 outdoors.

The skew shape of the buildings and their positioning maximize the panoramic view of the Old Town. The specific feature of Digital Park II is represented by low coefficient of land coverage and high ratio of relaxation zones completed with the natural environment of greenery enhanced by water features. It provides pleasant environment for those working in the offices and also for visitors.

Services available within the complex include two central receptions, café, restaurants, hairdressers, newsagent store, gift shop and client centres and show-rooms of several companies.

The project was delivered by Construction management with 55 contract packages. Bovis Lend Lease as the Construction Manager provided complex management services during the construction phase and subsequently was also responsible for fit-out management of individual tenants' units. The main responsibilities included:

- Design process coordination
- Tendering for individual trade packages
- Conceptual cost estimate and master schedule
- Budget monitoring and cost control
- Individual subcontractors' coordination
- Organising of daily coordination meetings
- Construction management and control in accordance with the individual schedules
- Quality management;
- HSE management and control
- Change order management
- Fit-out management
- Commissioning and handing over procedures coordination and control
- Occupancy permit process management

