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Property Description:



3,357 Sq. Ft. Offices

At the heart of Dubai Business Bay stands the glittering O-14 Tower, the latest addition to the rapidly expanding commercial area on the shore of the Dubai Creek. The tower showcases a new and innovative design, the work of New York architects Reiser + Umemoto. The most unique and distinctive feature of the tower, its perforated concrete exoskeleton, creates a unique latticework on the exterior of the building. This lace-like shell forms a facade open to light, air and views of the surrounding areas, while forming a shield against the sun's rays. A one-meter gap between the shell and the main building also serves as a vent for hot air to escape, effectively creating a passive cooling system for the structure. The 22-storey building will feature 21 floors of offices specially designed with an open concept in mind to maximize the perception of space, an exclusive network of shops on the ground level, and four levels of underground parking.

- **Type** Office
- **Status** Property Unavailable
- **Bedrooms** 0
- **Price** 4,699,800 AED
- **Area** 3,357 Sq. Ft.
- **Location** UAE » Dubai » Business Bay » O14

Contact Details:

- **Name** In Style Real Estate
- **Phone** +9714 3256647
- **Fax**
- **Cell**
- **Address**

Property Features:

Main Features

- 24 Hours Concierge
- Central Air-Con
- Completion Year 2009
- Double Glazed Windows
- Elevators in Building 4
- Floors in Building 21
- Lobby in Building
- Parking Spaces
- Waste Disposal

Rooms

- Reception/Waiting Room
- Storage Areas

Business and Communication

- Broadband Internet
- Business Center
- Conference Room
- Intercom
- Satellite/Cable TV

Healthcare and Recreation Facilities

- Other Facilities Relaxation and recreatio areas.

Information About O14:



A new development rises at the heart of Business Bay. O14, a shining icon of cosmopolitan life where commerce and culture converge in an unprecedented new architecture. O14, where structure and space shape enterprise and innovation. Rising above an exclusive site on the shore of Dubai Creek, O14 is formed around a new philosophy of space. The building skin is its structure. O14's innovative concrete shell creates a lace-like facade open to light, air and views. 21 storeys of custom designed without the barriers of conventional columns and walls. At the top of the podium, a private tree lined roof scape commanding views of Dubai Creek and Business Bay create elegant accommodation ideally suited to an exclusive restaurant lounge. Function stretches down to very depths of O14. Four levels of below grade parking provide capacity for over 400 cars. A coherent network of loading and service infrastructures supplies the entire building efficiently and inconspicuously.

O14 is a new home to a selected clientele demanding progressive thinking, efficient operation and sophisticated style at the nexus of Dubai's premier business centre. At ground level, O14 immerses itself in the life of the city. Exclusive shops links this prestigious address to Business Bay's spectacular waterfront esplanade combining high-end shopping, eminent culture and popular entertainment. O14, with a podium of over 2000 square meters of flexible, highceiling, light-filled space embracing the demands of a world-class showroom. At the heart of Business Bay with the ambience designed to compliment the entire initiative, O14 will be a highly conducive environment for businesses from around the world to base their regional and global operations in style.



O14 Image Gallery:



O14 Exterior View 1



O14 Exterior View 2



O14 Exterior View 3

For larger view click link below

http://www.bayut.com/uae_dubai_offices/o14_office_for_sale-454630.html