

VALLEY

NEWS

September 2021



Valley has largely shed its scaffolding and is nearing completion. The residential towers of the rock formation rise above Amsterdam Zuidas. Passers-by stop to admire the impressive building.

Letting situation

The letting of Valley is progressing well. Of the 22,000 square metres of office space, 21,000 have already been let. And the last 1,000 m² are expected to be taken up by the end of this month. The future hospitality sector is also taking shape. Contracts have been signed with three splendid restaurants.

Also, the combination of *Co van der Horst* and *Molteni&C Dada* are developing a special concept for Valley. This *Molteni Experience* designed by top international architect Vincent van Duysen will be located on the ground floor, 26th and 27th floors of the highest tower. This experience represents Valley Living in optima forma. It will include a sky apartment (including private lift), a Molteni Museum and GREEN@gastrobar, where chef Peter Lute will launch his new sky bar and restaurant with a vegetarian-based menu.



The apartments are also proving popular. After letting started in April this year, more than half of the apartments have already been contracted and/or are under option. It is expected that all apartments will have been matched with occupants by the end of this year.

Are you interested? Let us know! Via Valleyliving.nl

Living in Valley

Irina Rosier introduces herself below. She will soon be taking care of all residential matters in Valley. As a future resident, you will certainly meet her.

10 questions for Irina Rosier

1. What will you be doing for Valley?

I am Valley's *Real Estate Manager*, the organiser of the building both for the residents of the apartments and the commercial tenants. This means that, together with the Valley team, I am responsible for day-to-day matters. Our office will be in the Atrium behind the service desk, in the centre of the building. As a Valley resident, you are sure to meet me and my colleagues there.

2. Where are you from?

Since March 2020, I have been a partner and manager of VGE Real Estate Management. That is a subsidiary of Van Gool Elburg Real Estate Specialists.

3. Are preparations going according to plan?

Absolutely! Valley is large and complex, and the closer we get to the completion date, the more it comes down to the details. Of course, we sometimes face a challenge. Normally with new management assignments we only step in just before delivery, but with Valley it's different. We've been involved in the project for over a year now, so we've had time to get to know the building well and solve the challenges before delivery.

4. What do you think of Valley?

It's impressive and incomparable to other new construction projects in our country. No two angles are the same and all the details are finished to perfection. That makes Valley technically complex. But there's also a lot of organisation involved. This is partly because it is a *mixed use* building; a place where you can live, go out and work. Our goal is to arrange everything so well that the building and its residents come into their own.



Irina Rosier, Valley's Real Estate Manager

5. How big is your team?

There are four of us. Two colleagues deal with the technical and facility aspects, one with the financial operations and I myself do the commercial organisation. As a team, we manage the services, facilities and safety.

6. With whom do the residents have direct contact?

I will soon take my place in the building, in the office behind the service desk in the Atrium. But I am not the first point of contact. Our hostesses from the service desk are.

7. What level of service are you aiming for?

Five-star level. We want to give the residents the feeling of a five-star hotel. With that atmosphere of luxury, we really make them feel special. A personal approach is also important. For example, we want the hostesses behind the reception desk to know the residents by name. That makes it a joy to come home.

8. What role does the Valley app play?

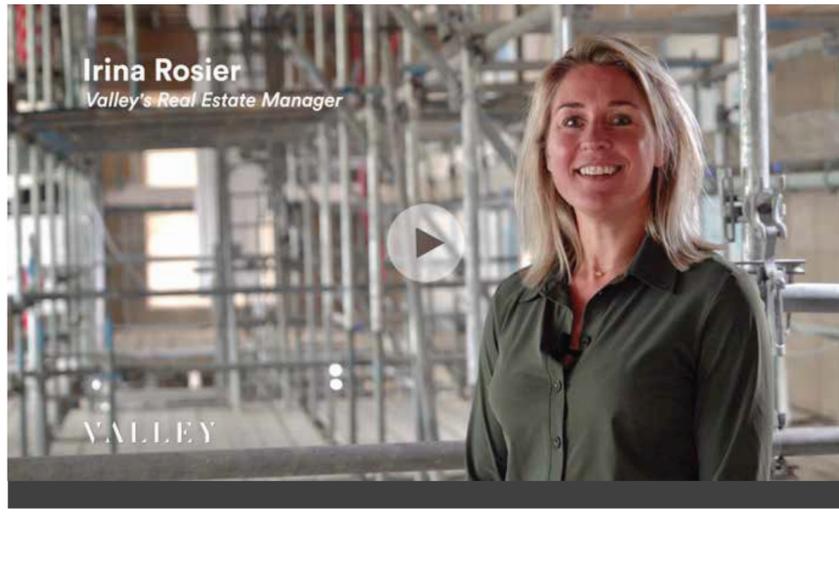
The Valley app is your personal access to all services. Very accessible and easy to use. Via the app you can arrange things like groceries, the dry cleaner or a babysitter for the children. But you can also use the Valley app to report all building-related matters such as maintenance and breakdowns.

9. Are you looking forward to it?

Definitely! I have been working on this project for a long time now and I can't wait for it to be completed. Then I'll meet all the new residents and Valley Living can finally begin.

10. Where can you be reached?

If you have any questions, you can contact our service desk, the Valley app or me personally.



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