**PHINIA, the owner of the Delphi brand, chooses Oxygen Park for its new headquarters**

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**PHINIA, a leader in the automotive industry, original equipment manufacturer of world-leading fuel systems and the owner of brands offering aftermarket solutions, has joined the tenant roster of Oxygen Park. The company has leased 500 sqm. of modern space in the Warsaw office complex owned by Golden Star Group.**

**PHINIA**, headquartered in Auburn Hills, Michigan, USA, is an independent supplier of fuel systems and premium quality aftermarket solutions and components. With a trusted history of more than 100 years of manufacture expertise and with its sustainable relationships, the company boasts in its portfolio such brands as Delphi, Delco Remy®[[1]](#footnote-1) and Hartridge. PHINIA constantly moves towards greater sustainability and explores highly advanced technologies to discover new possibilities. The company is actively investing in various systems, products and applications for a carbon-free tomorrow. It employs 12,900 people in 44 locations across 20 countries.

**Delphi**, a brand owned by PHINIA Inc., whose representatives will move to its new Polish headquarters, is the global leader in aftermarket solutions. Its strength comes from a diverse aftermarket portfolio, first-to-market innovations and smart workshop solutions, thus providing support for technicians of today and tomorrow. Delphi aims to develop solutions to make vehicles drive greener, better and longer over their lifetime.

*‘We are very happy to welcome PHINIA, a global leader in the automotive industry, as a new tenant. This transaction is not only a prestigious distinction for us, but also proof that in Golden Star Group we focus on investing in premium office assets which are compliant with global standards and meet the requirements of the most demanding tenants. We truly believe that we will provide PHINIA with extraordinary working conditions, and its new outstanding headquarters will be enjoyed by the entire team for many years to come,’* said **Antonio Pomes, Head of Asset Management at Golden Star Group.**

*‘We have gained the trust of such a prestigious organisation due to numerous assets offered by the Oxygen Park office complex, and for our team it is a source of great motivation to work even harder and, in consequence, offer more solutions that would meet the expectations of our clients,’ added***Katarzyna Marciniak, Asset Operational Manager at Golden Star Group.**

The new office of PHINIA at Oxygen Park will be arranged on 500 sqm. of modern office space, located on the 5th floor of Building B. The lease has been signed for five years. PHINIA was advised by Colliers during the negotiation process.

*‘The transaction proves that even in the period of growing costs and indexation tenants may enjoy an excellent office in a convenient location under attractive conditions. PHINIA has chosen Oxygen Park due to, among other things, its high quality, convenient public transport, location in the south of Warsaw and extraordinary flexibility of the landlord as regards the number of parking spaces. All these factors translate into the dynamic and smooth growth of the business*,’ said **Natalia Puza, Senior Associate from the Office Space Department at Colliers.**

Oxygen Park is a modern office complex, located directly on Aleje Jerozolimskie in Warsaw’s business district. The project consists of two six-storey buildings with a total leasable area of over 18,000 m2. The fully glazed façade guarantees maximum access to daylight, and tilt windows enable ventilation of the rooms. The layout of each floor permits the introduction of flexible office solutions tailored to the needs of even the most demanding tenants. The environment-friendly solutions applied in the complex have been confirmed with a BREEAM certificate at the “Very Good” level.

In addition to top-quality office space, Oxygen Park’s tenants also have at their disposal a green patio with a relaxation zone, a canteen, and retail and service outlets. The project also features 162 parking spaces in the underground garage, bicycle racks and locker rooms with showers.

Thanks to its location on one of Warsaw’s key thoroughfares, the complex can be conveniently reached from any place in Warsaw and surroundings, by car or public transport, including Warsaw Commuter Rail (WKD) (proximity of the WKD Raków rail station). The complex is just 7 km from both Warsaw Chopin Airport and the city centre. An additional advantage of Oxygen Park’s location is the proximity of several shopping malls, including Reduta and Blue City, as well as Leclerc and Makro supermarkets.

The architectural design of Oxygen Park was created by the renowned studio JEMS Architekci. The project was delivered in 2013. In addition to PHINIA, the tenants at Oxygen Park include such companies as Agfa, DiaSorin, Parker Hannifin, Sodexo and Nieruchomości Plus.

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**About Golden Star Group**

Golden Star Group is an investment company that has been operating in the global real estate market for 20 years. Combining international experience and industry expertise, Golden Star Group focuses on acquiring real estate and adding value to its acquisitions through lease and management. The company specializes in high-return investments in the retail, office and luxury hospitality segments.

Golden Star Group’s portfolio includes projects with a total value exceeding EUR 1.5 billion, in Germany, the Netherlands, Poland and Czechia. The Polish portfolio includes Konstruktorska Business Center, Oxygen Park and LIM Centre in Warsaw and DOT Office in Kraków.

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1. (Delco Remy® is a registered trademark of General Motors Corporation, licensed to PHINIA Technologies Inc.) [↑](#footnote-ref-1)