



TALAN TOWERS
EXECUTIVE HUB

SERVICED OFFICES
on the “all inclusive” system

ABOUT THE PROJECT

TALAN TOWERS EXECUTIVE HUB –
state-of-the-art serviced offices designed
in the club-format concept.

We offers customers a new format for doing
business, enabling them to focus on business and
to pay only for the occupied space and rental period
without thinking of management and maintaining
the office space.

Ready-made flagship offices on a short-term lease
provide the opportunity to work surrounded by
Kazakhstan's business elite and to hold important
meetings and presentations in the most prestigious
complex in the capital.





ECO-HARMONY IN THE WORKSPACE

Talan Towers is the first building designed and built according to the LEED (Gold) Green building certification rating system.

The LEED (Leadership in Energy and Environmental Design) certificate is recognized as a marker of quality all over the world. It is awarded only to the best facilities that meet all the requirements of environmentally friendly construction aimed at energy efficiency, efficient use of water resources and reduction of carbon dioxide emissions.

Talan Towers Executive Hub's new ecologically inspired premium interiors are set to bring nature into the workplace.

The new concept offers a perfect harmony of sustainability and technology for the leading businesses to flourish within a unique contemporary office environment.

KEY BENEFITS TALAN TOWERS EXECUTIVE HUB

- Flexible, short-term rentals
- 24/7 round-the-clock access
- High-Speed Wi-Fi
- Modern ergonomic office furniture
- Services-front Desk
- Technical support
- Office cleaning and maintenance
- Secure access cards
- Access to comfortable recreation areas
- Fully equipped kitchen
- Fully equipped printer room
- Use of shredder, brochure, cutter, and stationery
- Fully equipped conference rooms
- Secure dressing room
- Cost of all utilities included in the rental price
- Organization of events with field service



PERFORMANCE

- Fast WI-FI
- Multifunction printers
- Paper shredder
- Office equipment

FOR RECREATION

- Comfortable lounges
- Library
- Yoga area
- Sleep capsule
- Coffee, tea, fruit days

CLEANING

- Daily general cleaning
- Cleaning between sessions in conference rooms
- Cleaning the bathrooms every hour
- Dry cleaning of upholstered furniture and carpets



FOR WORK

- “Turnkey” furnished office
- Internet and landline phone
- Reception services
- IT support

FOR MEETINGS & NEGOTIATIONS

- Meeting rooms / 6 hours per month
- Conference rooms / 2 hours per month
- Video and audio conference equipment
- Equipment for presentations

SERVICES

- Utilities
- Access control system
- Fire safety
- Climate control system

12, 22 FLOORS

PRIVATE OFFICE

\$500 / a month
per workstation

- ✓ furniture
- ✓ WI-FI
- ✓ utilities
- ✓ reception services
- ✓ tea, coffee
- ✓ 100 pages of printing
- ✓ Two hours use per month of a meeting room for 12 pax
- ✓ Six hours use per month of a meeting room for 8 pax
- × stationery



EXECUTIVE OFFICE

\$700 / a month
per workstation

- ✓ furniture
- ✓ WI-FI
- ✓ utilities
- ✓ reception services
- ✓ tea, coffee
- ✓ 100 pages of printing
- ✓ Two hours use per month of a meeting room for 12 pax
- ✓ Six hours use per month of a meeting room for 8 pax
- ✓ stationery



EXECUTIVE SUITE

\$700 / a month
per workstation

- ✓ furniture
- ✓ WI-FI
- ✓ utilities
- ✓ reception services
- ✓ tea, coffee
- ✓ 100 pages of printing
- ✓ Two hours use per month of a meeting room for 12 pax
- ✓ Six hours use per month of a meeting room for 8 pax
- ✓ stationery



SPECIAL OFFER

DISCOUNT PROGRAM

Access to the offices is provided via contactless smart cards, which also give an opportunity to get a 15% discount in the restaurants and SPA of The Ritz-Carlton, Astana.

EXCLUSIVE CONDITIONS

Rixos Borovoe is pleased to provide the Executive HUB tenants with exclusive conditions for holding business and team-building events.

LEGAL ADDRESS

All permanent residents are given a legal address.

12 FLOOR

TALAN TOWERS EXECUTIVE HUB OFFERS



20 FURNISHED PRIVATE OFFICES



3 EXECUTIVE ROOMS



6 OFFICES WITH THE PRINCIPAL'S OFFICE



5 MEETING ROOMS



1 CONFERENCE ROOM



TELEPHONE BOOTHS FOR PRIVATE CALLS



3 LOUNGE-AREAS



WARDROBE



LOCKER ROOM



2 PRINTER AREAS



LIBRARY



FULLY-EQUIPPED KITCHEN



LAUNDRY



VERTICAL GARDEN



PULL UP BAR



OFFICES FOR: ● 1 person ● 2 persons ● 3 persons ● 4 persons ● 5 persons ● 6 persons ● 7 persons

22 FLOOR

TALAN TOWERS EXECUTIVE HUB OFFERS



20 FURNISHED PRIVATE OFFICES



3 EXECUTIVE ROOMS



6 OFFICES WITH THE PRINCIPAL'S OFFICE



3 MEETING ROOMS



1 CONFERENCE ROOM



TELEPHONE BOOTHS FOR PRIVATE CALLS



3 LOUNGE-AREAS



WARDROBE



LOCKER ROOM



2 PRINTER AREAS



LIBRARY



FULLY-EQUIPPED KITCHEN



LAUNDRY



SLEEPING CAPSULE



FITNESS AREA



OFFICES FOR: ● 1 person ● 2 persons ● 3 persons ● 4 persons ● 5 persons ● 6 persons ● 7 persons

24 FLOOR

PRIVATE OFFICE

\$550 /a month
per workstation

- ✓ furniture
- ✓ WI-FI
- ✓ utilities
- ✓ reception services
- ✓ tea, coffee
- ✓ 100 pages of printing
- ✓ Two hours use per month of a meeting room for 12 pax
- ✓ Six hours use per month of a meeting room for 8 pax
- ✗ stationery
- ✗ isolated location



EXECUTIVE OFFICE

\$770 /a month
per workstation

- ✓ furniture
- ✓ WI-FI
- ✓ utilities
- ✓ reception services
- ✓ tea, coffee
- ✓ 100 pages of printing
- ✓ Two hours use per month of a meeting room for 12 pax
- ✓ Six hours use per month of a meeting room for 8 pax
- ✓ stationery
- ✗ isolated location



EXECUTIVE SUITE

\$770 /a month
per workstation

- ✓ furniture
- ✓ WI-FI
- ✓ utilities
- ✓ reception services
- ✓ tea, coffee
- ✓ 100 pages of printing
- ✓ Two hours use per month of a meeting room for 12 pax
- ✓ Six hours use per month of a meeting room for 8 pax
- ✓ stationery
- ✗ isolated location



EXECUTIVE OFFICE

\$1100 /a month
per workstation

- ✓ furniture
- ✓ WI-FI
- ✓ utilities
- ✓ reception services
- ✓ tea, coffee
- ✓ 100 pages of printing
- ✓ Two hours use per month of a meeting room for 12 pax
- ✓ Six hours use per month of a meeting room for 8 pax
- ✓ stationery
- ✓ isolated location



24 FLOOR

TALAN TOWERS EXECUTIVE HUB OFFERS



20 FURNISHED PRIVATE OFFICES



3 EXECUTIVE ROOMS



6 OFFICES WITH THE PRINCIPAL'S OFFICE



3 MEETING ROOMS



1 CONFERENCE ROOMS



TELEPHONE BOOTHS FOR PRIVATE CALLS



3 LOUNGE-AREAS



WARDROBE



LOCKER ROOM



2 PRINTER AREAS



LIBRARY



FULLY-EQUIPPED KITCHEN



LAUNDRY



VERTICAL GARDEN



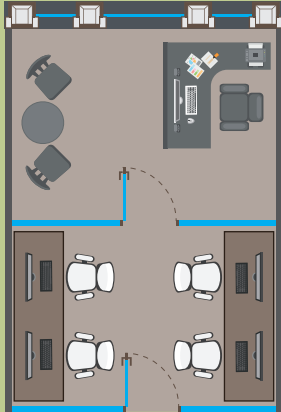
PULL UP BAR



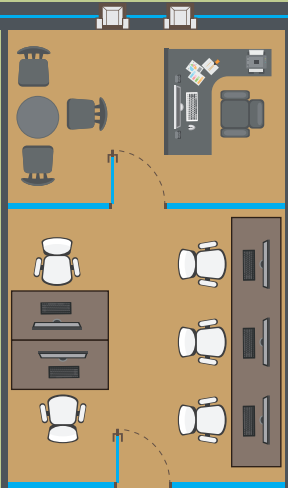
OFFICES FOR: ● 1 person ● 2 persons ● 3 persons ● 4 persons ● 5 persons ● 6 persons ● 7 persons

EXECUTIVE SUITE

FOR 5 PERSONS



FOR 6 PERSONS



FOR 7 PERSONS



EXECUTIVE SUITE

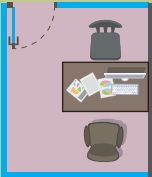
Baiterek monument



open space for 6 persons

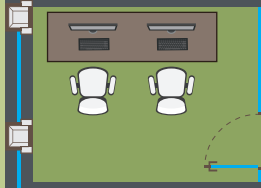
EXECUTIVE OFFICE

FOR 1 PERSON

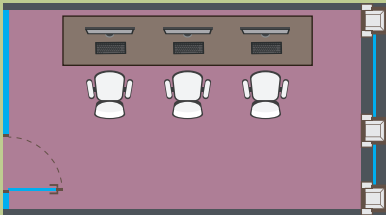


PRIVATE OFFICES

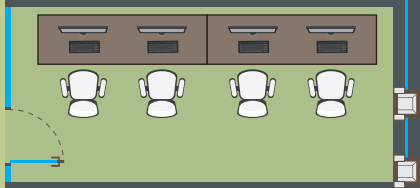
FOR 2 PERSONS



FOR 3 PERSONS



FOR 4 PERSONS





SLEEPING CAPSULE

For relaxation after a long flight in order to deal with jetlag or to take a nap in the office, the sleep capsule located on the 22nd floor will help you.

FITNESS AREA

At Talan Towers Executive Hub, we have made sure that the promotion of a healthy lifestyle is built into the design of the Hub. This is something which is becoming standard for many companies which care about their employees' health. Doing exercise or yoga, you can choose your favourite music tracks and really enjoy a workout.





VERTICAL GARDEN

IN THE BURABAY LOUNGE

With green offices becoming all the rage, a wall of lush greenery presents a natural solution to liven up the space and give the people a sense of happiness. Taking up less space than a traditional garden, it uses up to 80% less water, and brings significant health benefits by purifying air and reducing noise in the workspace, thus increasing the attention span, improving creativity and lifting the mood of our residents.

LIBRARY

IN THE SOUTH LOUNGE

Talan Towers Executive Hub sets the stage for higher productivity by establishing a well-curated library in the office space. The library is intended to spark new and unexpected ideas, kick off conversations, knit the community together, and offer a place to escape to where the residents could truly reset their minds.

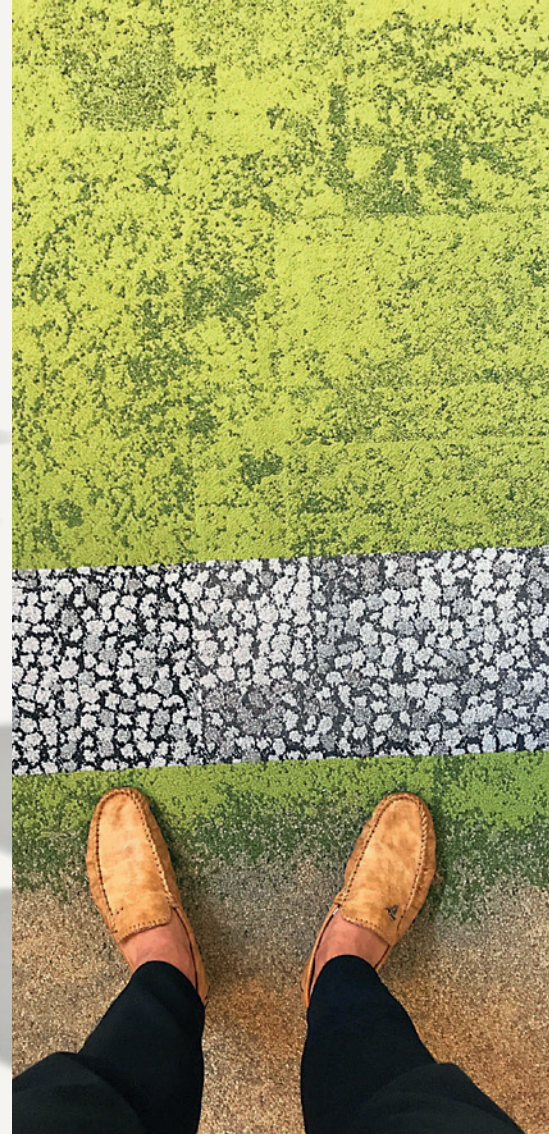


SUSTAINABLE FURNITURE BRANDS

For a stylish and conscious finishing of the Talan Towers Executive Hub offices, we sourced ethically-made and environmentally-sustainable furniture from the Italian manufacturer Arper. Made with creativity and innovation in mind, Arper's products are as low-impact as possible designed for the world we want to live in.

FLOORING OF COMMON AREAS

Designing a unique space requires a beautiful foundation. The carpet tiles and resilient flooring for Talan Towers Executive Hub was supplied by Interface's Human Nature Collection. Carbon neutral and made of 100% recycled nylon, the flooring follows the nature's patterns to ignite our senses through light, colour and texture.





COFFEE POINT

Coffee Point at Talan Towers Executive Hub is equipped with microwave, refrigerator, thermal pot, water filter, dishwasher and the Italian Necta Krea coffee machine that makes the process of making coffee fully automated - just select a drink on the touch screen in order to make coffee. Free tea, coffee, chocolate, milk, water, sugar and sweets are available to Talan Towers Executive Hub residents. Every Friday our residents are treated with a fruit basket as a present.

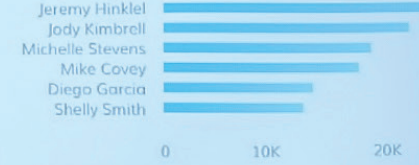
LOUNGES

There are comfortable lounges on the territory of the offices, where residents can spend time with guests or just relax during the working day.





- Startup 48
- Grow 47
- Fireball 15



Inbound Leads
371 ▲39%



Overview



Revenue Growth



CONFERENCE AND MEETING ROOMS

22 FLOOR

CONFERENCE ROOM

FOR UP TO 32 PEOPLE

\$55 / an hour

- ✓ conference equipment
- ✓ SAMSUNG TV sets
- ✓ HDMI cable
- ✓ WI-FI
- ✓ cleaning between sessions
- ✓ IT support
- ✓ reception services
- ✓ tea, coffee
- ✓ online booking



SUPERIOR MEETING ROOM

FOR UP TO 12 PEOPLE

\$35 / an hour

- ✓ conference equipment
- ✓ SAMSUNG TV sets
- ✓ HDMI cable
- ✓ WI-FI
- ✓ cleaning between sessions
- ✓ IT support
- ✓ reception services
- ✓ tea, coffee
- ✓ online booking



JUNIOR MEETING ROOM

FOR UP TO 8 PEOPLE

\$25 / an hour

- ✓ conference equipment
- ✓ SAMSUNG TV sets
- ✓ HDMI cable
- ✓ WI-FI
- ✓ cleaning between sessions
- ✓ IT support
- ✓ reception services
- ✓ tea, coffee
- ✓ online booking



SPECIAL OFFER

HALF PRICE

A thirty-minute payment system is available for the conference and meeting rooms. If you use the room for half an hour, you pay half the cost.

ADVANCE PURCHASE

Special hourly packages are available which offer discounts on the advance purchase of conference and meeting-room services. The discounts are 10% for 25 hours of conference and meeting-room services and 20% for 50 hours of conference and meeting-room services.

ONLINE BOOKING

The solution allows you to quickly and easily choose the right room, book it at the right time and pay online

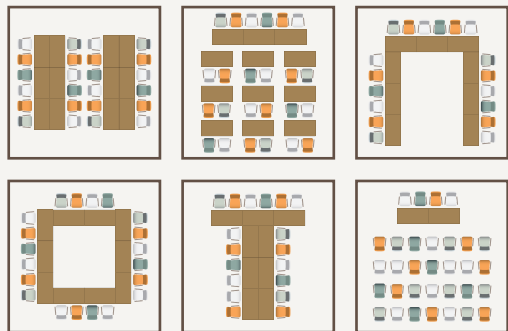
<http://ttextecutivehub.com/booking/>

CONFERENCE ROOM FOR 50 PEOPLE

The conference room for 50 people, with a choice of seat type, is equipped with Italian furniture, marker boards and flipchart.

The conference hall has all the conditions for presentations, conferences, trainings and seminars. Equipped with 55-inch Samsung TVs, Epson EB-2265U laser projector and wall-mounted motorized projection screen.

For effective work in the conference room are also provided: high-speed guaranteed Internet, Wi-Fi, uninterrupted clean power, laptop, HDMI cable, climate control system.



12, 24 FLOORS

CONFERENCE ROOM

FOR UP TO 32 PEOPLE

\$65 /an hour

- ✓ conference equipment
- ✓ SAMSUNG TV sets
- ✓ HDMI cable
- ✓ WI-FI
- ✓ cleaning between sessions
- ✓ IT support
- ✓ reception services
- ✓ tea, coffee
- ✓ online booking



SUPERIOR MEETING ROOM

FOR UP TO 12 PEOPLE

\$35 /an hour

- ✓ conference equipment
- ✓ SAMSUNG TV sets
- ✓ HDMI cable
- ✓ WI-FI
- ✓ cleaning between sessions
- ✓ IT support
- ✓ reception services
- ✓ tea, coffee
- ✓ online booking



JUNIOR MEETING ROOM

FOR UP TO 8 PEOPLE

\$25 /an hour

- ✓ conference equipment
- ✓ SAMSUNG TV sets
- ✓ HDMI cable
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- ✓ cleaning between sessions
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ONLINE BOOKING

The solution allows you to quickly and easily choose the right room, book it at the right time and pay online

<http://ttextecutivehub.com/booking/>

SUPERIOR MEETING ROOMS FOR 12 PEOPLE

Meeting rooms Superior “A” and “B” for twelve people, equipped with Italian furniture, marker boards and flipcharts.

The meeting rooms have all the conditions for conducting audio-conferencing sessions. They are equipped with 55-inch Samsung TVs and Fortinet Fortigate c71 conference phones that have all the necessary corporate-class voice communication features.

For excellent working conditions, the meeting rooms also provide: high-speed guaranteed Internet, Wi-Fi, uninterrupted clean power, laptop, HDMI cable and climate-control system.



JUNIOR MEETING ROOMS FOR 8 PEOPLE

The meeting rooms have all the conditions for collective sessions of video and audio conferencing. Equipped with 55-inch Samsung TVs and innovative Cisco and Fortinet equipment that allows you to conduct videoconferences in real time, using IP networks, with image quality not inferior to television.

For efficient operation, the meeting room also provides: high-speed guaranteed Internet, Wi-Fi, uninterrupted clean power, laptop, HDMI cable and climate control system.





PARKING

THE CAPACITY OF THE PARKING AREA IS 500 SPACES:

- P2 level – parking area for the business center and residences;
- P1 level – guest parking area;
- Outdoor parking area.

There is a “green zone” for electric cars equipped with free Tesla Supercharger charging points.

Parking for bicycles and electric scooters is also available.

Shower and locker rooms are available for freshening up before you start your working day.





LOCATION

TALAN TOWERS is located in the heart of the business and administrative life of the capital creating a new landmark of the city.

The view from the office tower lets you observe all the main sightseeing objects in NUR-SULTAN.





CONTACTS

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