

E P S T E I N

ARCHITECTURE

ENGINEERING

CONSTRUCTION

INTERIOR DESIGN

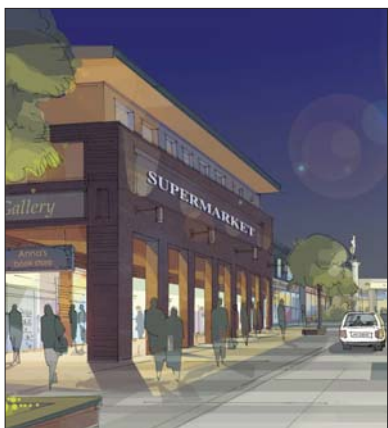
GRAPHIC DESIGN

Design Profile

NOVEMBER/DECEMBER 2007

"American-Style Shopping in Central Europe"

IKEA - POZNAN BOULEVARDS SHOPPING CENTRE



"American-Style Shopping in Central Europe"

IKEA- Poznan Boulevards Shopping Centre

For many of us, when the retailer IKEA is mentioned we immediately think of the massive blue and yellow big-box buildings filled with uniquely named scandinavian-style furniture. What we don't know is that IKEA has a development wing, the Inter IKEA Centre Group (IICG), that is steadily producing shopping villages throughout Europe that rival the high-end shopping centers that are prevalent throughout the United States. Currently IICG has developments that are operating, or in design/construction in Austria, Germany, Poland, the Czech Republic, Spain, Portugal and France. It is IICG's goal to have over 2 million square meters (21,528,000 square feet) of retail parks and shopping centers up and running by 2012.

One of these developments is the **IKEA-Poznan Boulevards** located in Poznan, Poland, one of the fastest growing cities in Poland, located between two major European capitals - Warsaw and Berlin. For this project, which will be 111,500 square meters (1,200,100 square feet) and cost approximately 175 million € (\$252M), Epstein is providing master planning, full architectural design, MEP engineering and structural engineering services. The IKEA-Poznan Boulevards is scheduled to begin construction in 2008, with first phase occupancy in November of 2009.

The Poznan Boulevards will be an open-air American-style shopping center which will feature big-box retailers like IKEA, as well as smaller boutique tenants in a boulevard setting. The development is being designed to reflect the character of a polish town centre and will have tree-lined streets with pedestrian plazas interspersed with water fountains, sculptures, benches and cafes/restaurants.

The first phase of the project is comprised of 71,500 square meters (769,600 square feet) of retail space and features a food court, and over a 100 retailers providing home electronics, clothing and furniture/home furnishings. As part of this first phase, 2,800 parking spaces will be provided via surface lots and an underground garage.

The second 40,000 square meter (430,500 square foot) phase is scheduled to be delivered in 2011.

In addition to the IKEA-Poznan Boulevards, Epstein's other groundbreaking retail developments include the recently completed 2,400,000 million square foot **Zlote Tarasy** in Warsaw, Poland and the 1,986,000 square foot **Roosevelt Collection**, which is scheduled to be completed in early 2009.



IKEA - Poznan Boulevards





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Culture Statement

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