



Cavatina  
Group



CĀVΛRE

# Business model, strategy & investment portfolio

---

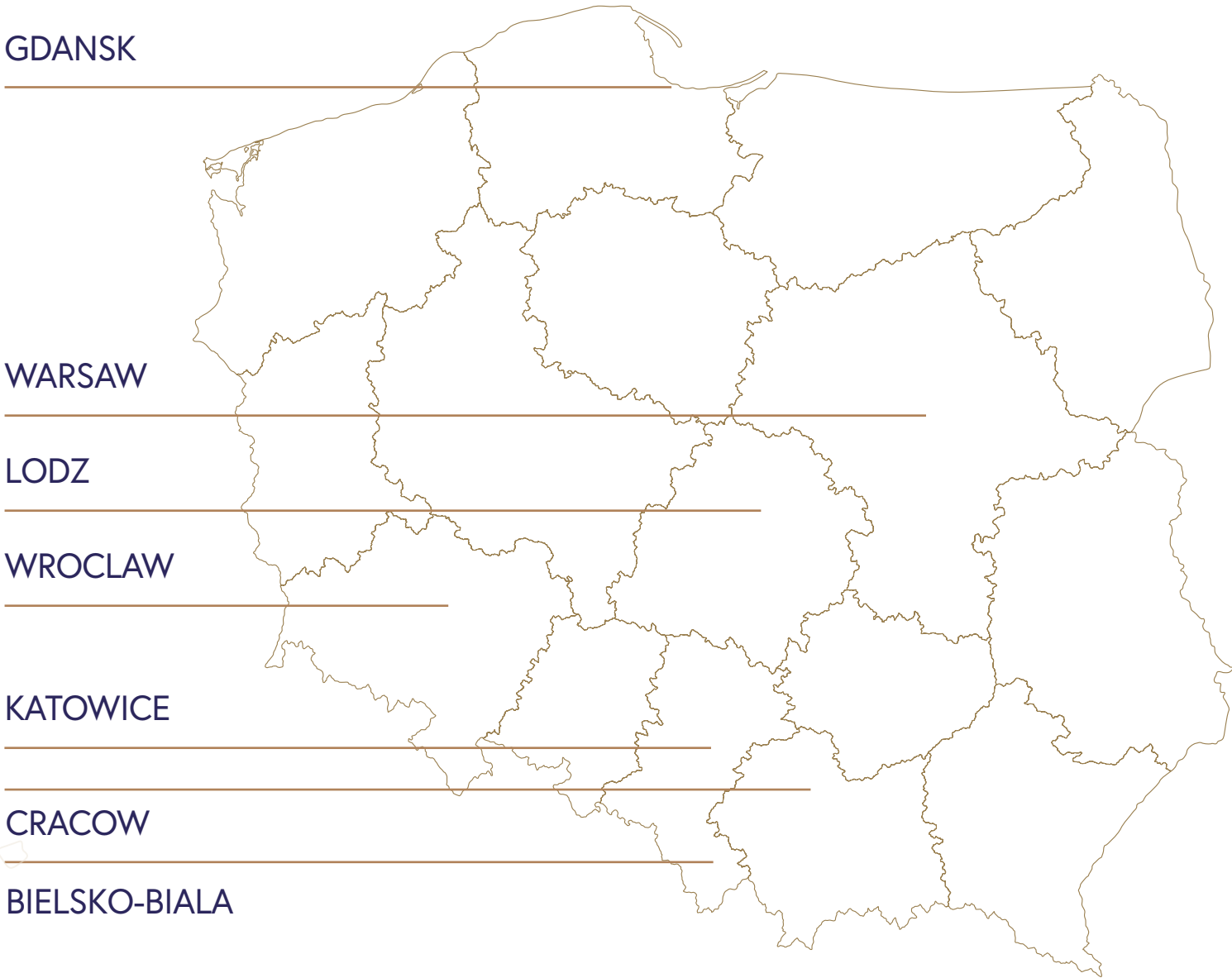
2025

# Leading polish developer operating on major real estate markets

3 core business lines



1	2	3
Residential for sale & leased offices portfolio	Residential for sale	Residential for rent
		
Public entity listed on		
		
2 900 units residential for sale	3 950 units residential for sale	2 700 units residential for rent
150 000 sqm offices (sold)		
200 000 sqm leased offices portfolio		

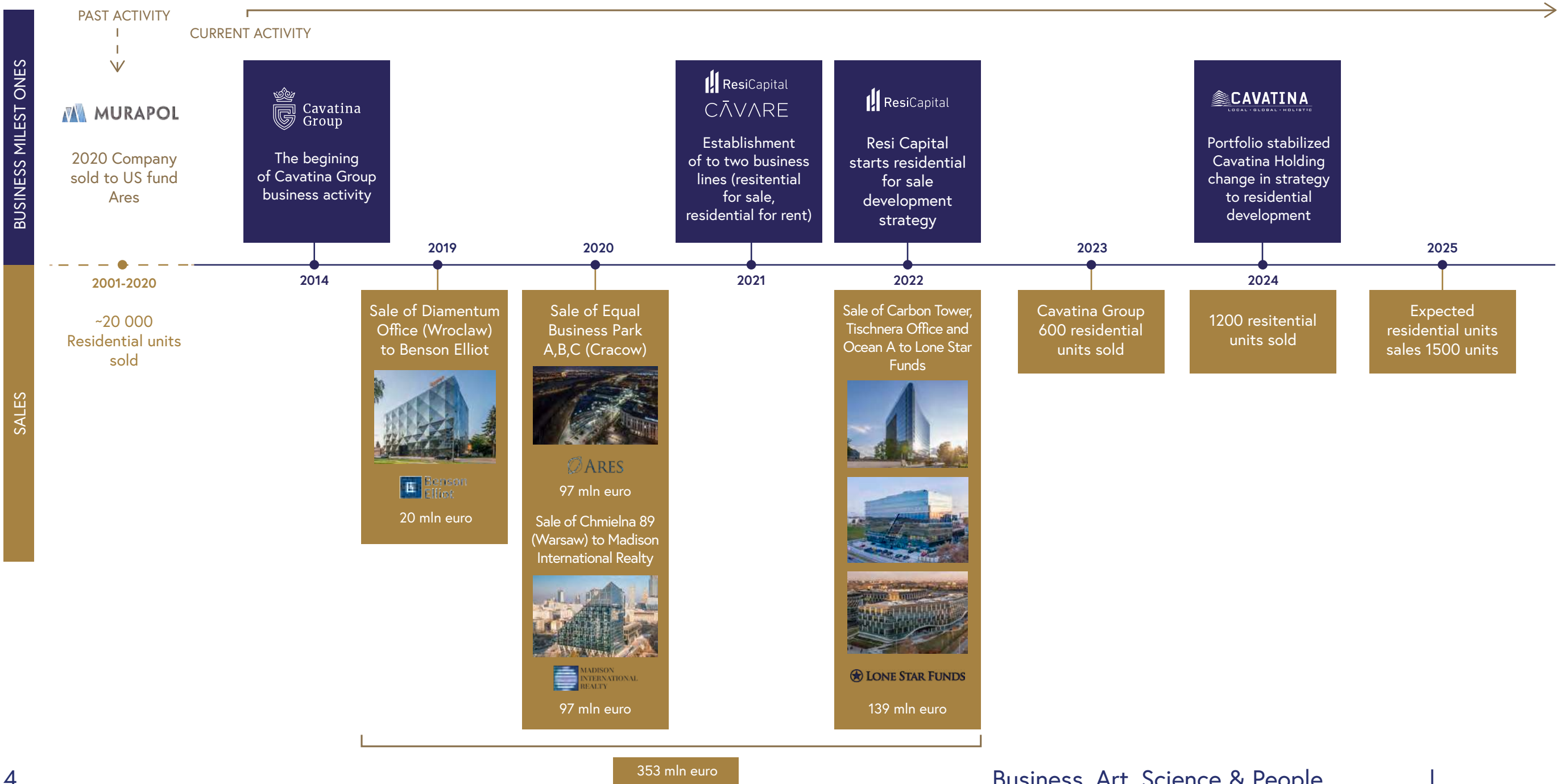


# Most effective way to the growth & scaling business

## Complementary chain of key competences kept within the capital group



# Our history and track record of successful rapid growth







Cavatina  
Group



CĀVARE

# Investment portfolio

2 700

apartaments for rent

6 850

apartaments for sale

150 000 sq m

offices (sold)

200 000 sq m

leased offices portfolio

---

Residential for sale & offices



# Global Office Park

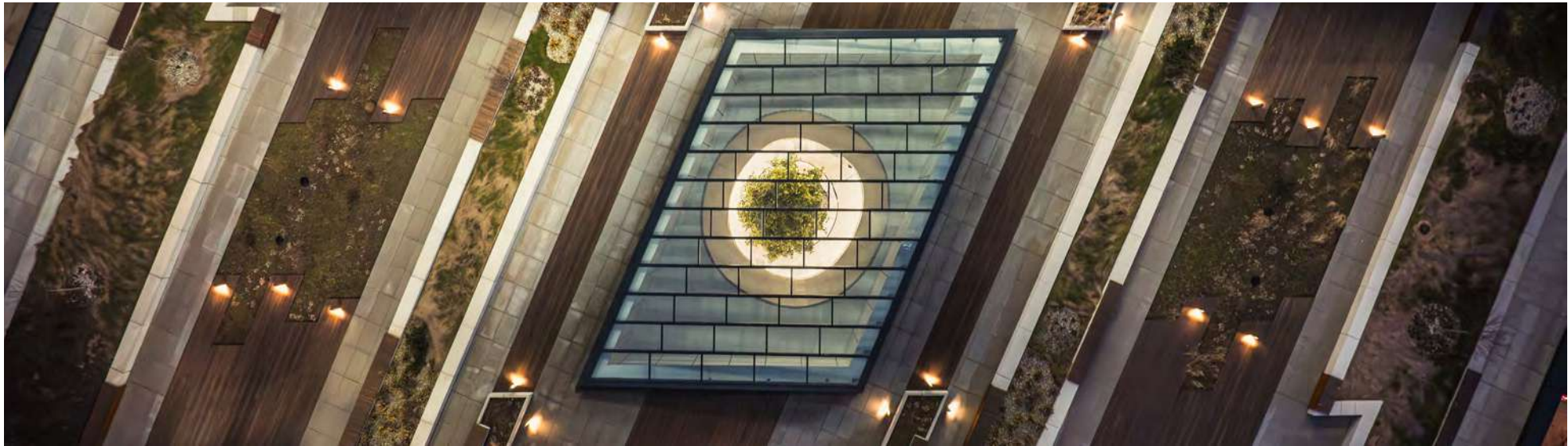
Katowice, mixed-used



Building A1	27 500 sqm
Building A2	28 000 sqm
Building C	4 050 sqm

Residential units  
Global Apartments  
663 apartments

**BREEAM®**  
Outstanding Sustainable Building Certification



Key tenants:







# GLOBAL OFFICE PARK





# Grundmanna Office Park

Katowice, offices




Building A      20 800 sqm



Residential units  
Grundmanna Apartments  
374 apartments

**BREEAM®**  
Outstanding Sustainable Building Certification



Key tenants:







# Grundmanna

Office Park





# Equal Business Park

Cracow, offices



Building D 11 450 sqm

Building A, B  
& C sold to:



**BREEAM®**  
Outstanding Sustainable Building Certification



Key tenants:







Equal  
Business  
Park



Cavatina  
Group

Tele  
perfor  
mance



# Ocean Office Park

Cracow, offices



Building B      28 600 sqm

Building D      4 750 sqm

Residential units  
Ocean Apartments  
120 apartments

**BREEAM®**  
Outstanding Sustainable Building Certification



Key tenants:









OCEAN  
OFFICE PARK





# Quorum Office Park

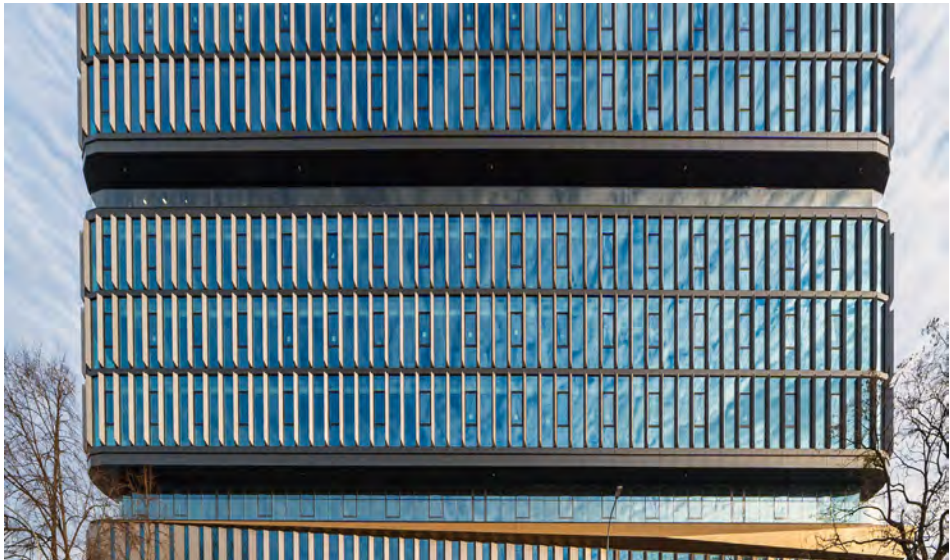
Wroclaw, offices



Building A	18 200 sqm
Building D	16 200 sqm

Residential units  
Quorum B - 634 apartments  
Quorum C - 337 apartments

**BREEAM®**  
Outstanding Sustainable Building Certification



Key tenants:









# Palio Office Park

Gdansk, mixed-use



Building A	16 500 sqm
Building B	7 700 sqm



**BREEAM®**  
Outstanding Sustainable Building Certification



Key tenants:







**PALIO**  
OFFICE PARK





# Cavatina Hall

Bielsko-Biala, mixed-use



Building A	11 500 sqm
Building B	4 900 sqm

**BREEAM®**  
Outstanding Sustainable Building Certification



Key tenants:







# CAVATINA HALL





# Chmielna 89 | 25 165 sqm

Warsaw, office



Project sold



**BREEAM®**  
Outstanding Sustainable Building Certification





# CHMIELNA ♦ 89

## OFFICE BUILDING







Cavatina  
Group



# Investment portfolio

---

**Sold offices**



# Tischnera Office | 34 000 sqm

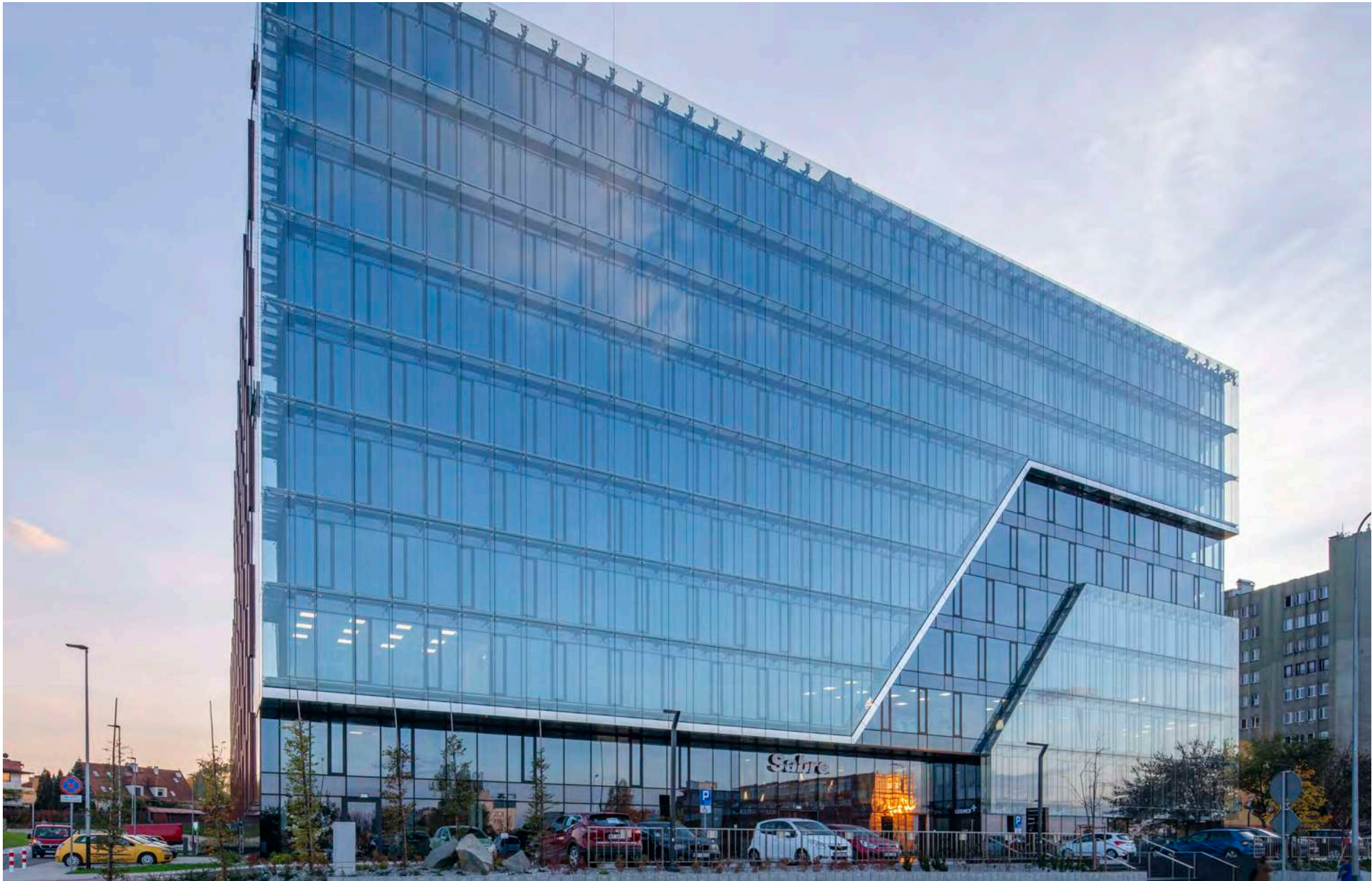
Cracow, offices



Project sold  **LONE STAR FUNDS**

**BREEAM®**

Outstanding Sustainable Building Certification







Gigaset



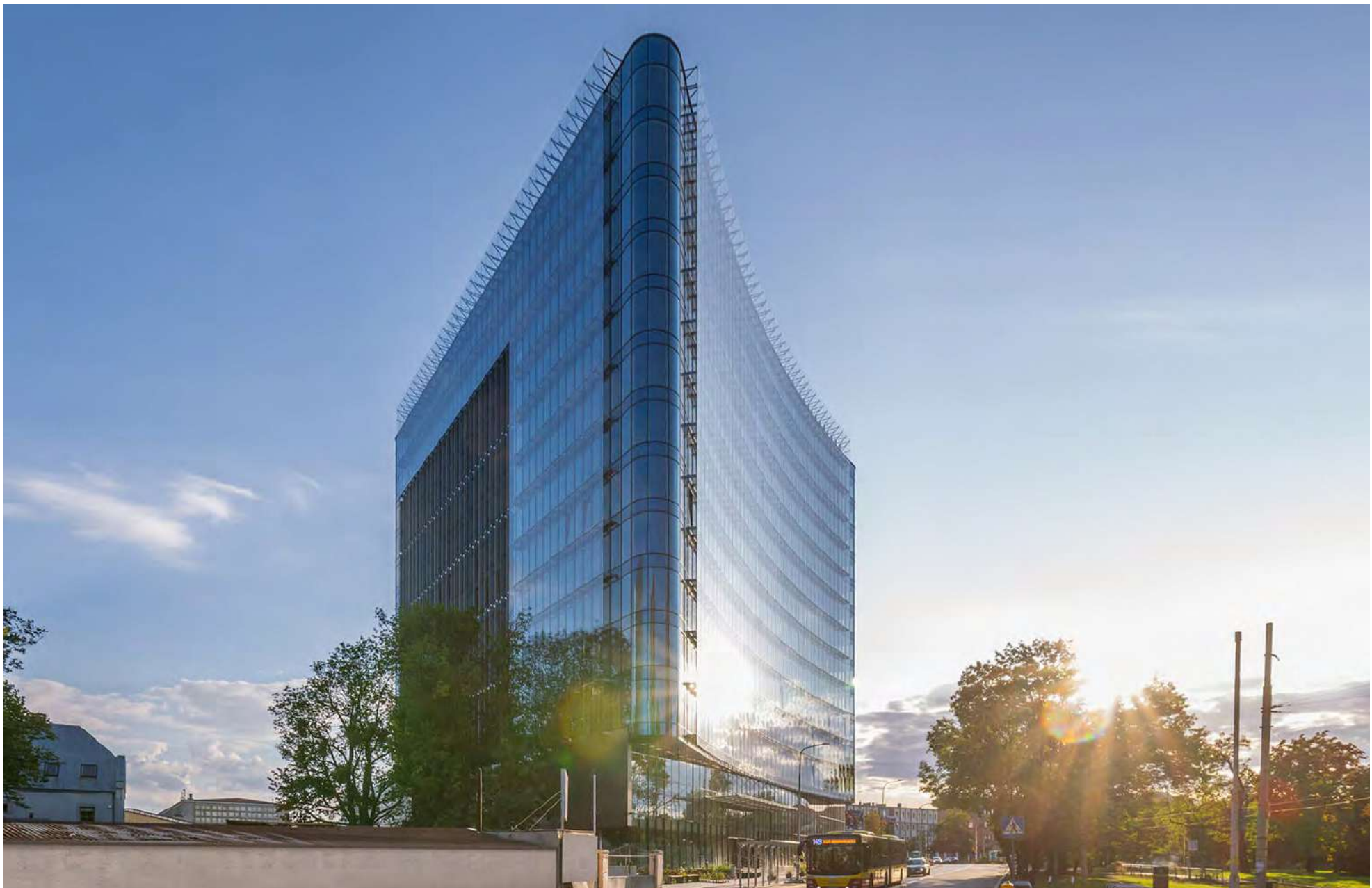
# Carbon Tower | 19 200 sqm

Wroclaw, office

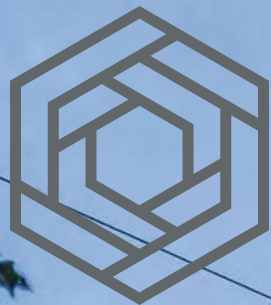


Project sold  **LONE STAR FUNDS**

**BREEAM®**  
Outstanding Sustainable Building Certification







CARBON  
TOWER





# Diamantum Office | 9 300 sqm

Wroclaw, offices



Project sold 

**BREEAM®**  
Outstanding Sustainable Building Certification





DIAMENTUM  
OFFICE



Gigaset





Cavatina  
Group



# Investment portfolio

Residential for sale



# Liberty Tower | 583 residential units

Warsaw, residential





LT

LIBERTY TOWER  
WARSZAWA





# Apartmanety Reytana | 521 residential units

Bielsko-Biala residential | 521 residential units







# APARTAMENTY REYTANA

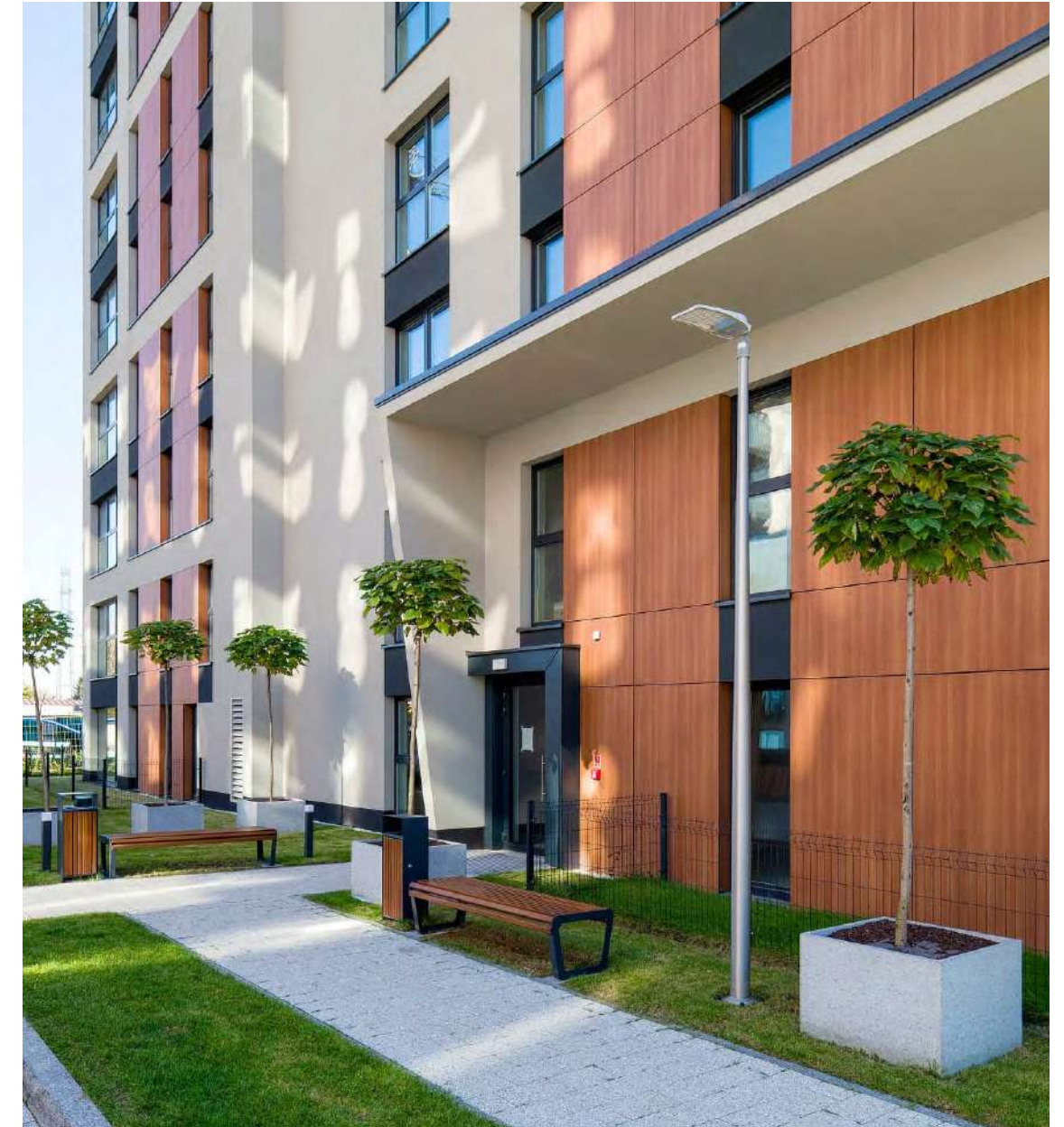
Bielsko-Biała





# Ocean Apartments | 127 residential units

Cracow, residential







OCEAN  
APARTMENTS





# Belg | 561 residential units

Katowice, residential





BELG

apartamenty





# Katowicka residence | 251 units for rent

Katowice, residential







# Katowicka

residence





# WIMA Widzewska Manufaktura | 421 residential units

Lodz, residential





# WIDZEWSKA MANUFATURA APARTAMENTY





# Tuwima Apartments | 609 residential units

Lodz, residential









# Quorum Apartments | 337 residential units

Wroclaw, residential











CĀVARE

# Investment portfolio

---

Residential for rent



# Taneczna | 282 units for rent

Warsaw, residential for rent









# Ostrobramska | 142 units for rent

Warsaw, residential for rent









# Quorum, Building E | 154 units for rent

Warsaw, residential for rent









**Ludwin Park A** | 325 units for rent  
**Ludwin Park B** | 399 units for rent  
Cracow, residential for rent

---







Ludwin

CĂVARE





Palio Building C | 336 units for rent  
Palio Buildings E-F | 234 units for rent  
Gdansk, residential for rent

CĀVARE









# Palio D1-D2 | 510 units for rent

Gdansk, residential for rent

CĀVARE









# Jankego | 164 units for rent

Katowice, residential for rent

CĀVARE









# +60 international architecture & business awards



## European Property Awards 2018-2019

Best office project

Chmielna 89, Warszawa



## Property Design Awards 2022

The form of the office building

Cavatina Hall, Bielsko-Biała



## Prime Property Prize 2021

Office building of the year

Ocean Office Park, Kraków



## Prime Property Prize 2019

Office building of the year

Tischnera Office, Kraków



## European Property Awards 2019-2020

Architecture of the office building

Global Office Park, Katowice

## WARSAW BUSINESS JOURNAL

## Warsaw Business Journal 2019

Office building of the year

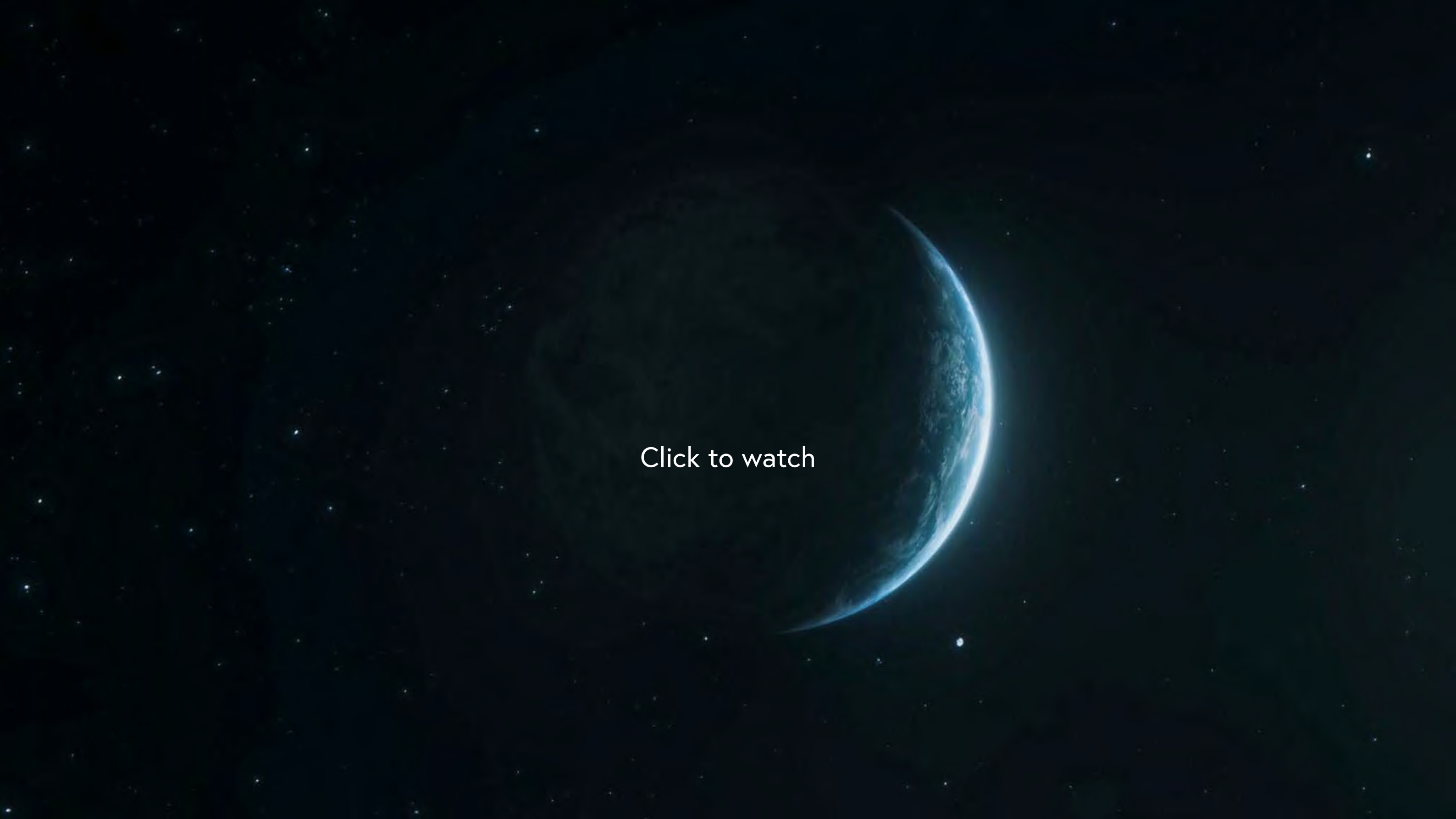
Kraków



# Long-term cooperation & trust among foreign financial entities & investment funds





A full-page background image featuring a dark, starry space. On the right side, a bright, glowing crescent moon is visible, showing its curved surface and some surface details. The text "Click to watch" is centered in the middle of the image.

Click to watch





## CAVATINA HALL

Music is emotion. We give them space. At Cavatina Hall, we act holistically, offering audiences exposure to music from all corners of the world in a comfortable space.

We also open our interiors to young talents and interesting ideas. We delight in music and good company, which is why we create this place as open to everyone.



## CAVATINA STUDIO

Cavatina Studio is the heart of the Cavatina Hall facility. It is responsible for the realization of concerts and recordings on the main stage through the use of a direct connection to the hall, which makes it possible to realize recording sessions with large ensembles of musicians, combined broadcasts from the concert hall for television and the Internet – in technically and acoustically favorable conditions.



## CAVATINA FILM PRODUCTION

The group has also developed in-house activities in film, resulting in the creation of Cavatina Film Production in 2016. It is engaged in the production and promotion of independent cinema, with the aim of supporting outstanding projects across various areas of cinematography.



F i d u c i a  
FOUNDATION

## FIDUCIA FOUNDATION

The Fiducia Foundation, established with the support of the Cavatina Group, is dedicated to fostering equal access to education, culture, and the arts for people facing social exclusion. It runs charitable initiatives, interdisciplinary research and education programs, and supports young artistic talents through training, recordings, and performances

HOLISTIC  
THINK TANK

## HOLISTIC THINK TANK

Holistic Think Tank, founded in 2021 with the support of the Cavatina Group, is a non-profit organization reimagining education. Its mission is to make schools spaces of self-discovery, dialogue, and cooperation, fostering agency, confidence, critical thinking, and social responsibility. In an age of AI and unlimited information, the organization emphasizes not only knowledge, but above all humanistic values.

HOLISTIC

## HOLISTIC NEWS

Holistic News is a digital platform and quarterly magazine published by the Fiducia Foundation, initiated by the Cavatina Group. It explores people's place in the modern world through the lens of science, culture, education, and human values, offering thoughtful journalism guided by Truth and Goodness.





# PENSIERI DI CAVATINA TIMELESS TUSCANY, CRAFTED BY CAVATINA

Pensieri di Cavatina is a boutique hotel by Cavatina, set within a historic 17th-century estate near Siena. Surrounded by rolling vineyards and centuries-old olive groves, the estate produces its own organic wines and extra virgin olive oil, continuing the traditions of the Tuscan land.

With 14 elegant rooms and a culinary team that transforms fresh local ingredients into dishes where innovation meets heritage, the hotel offers an experience that captures the true spirit of Tuscany — refined, authentic, and deeply connected to place.





Cavatina  
Group



CĀVΛRE

## Contact

**Filip Dziuda**

Co-owner & Managing Partner,  
Cavatina Group

+48 797 995 663  
[filip.dziuda@cavatina.pl](mailto:filip.dziuda@cavatina.pl)

**Karol Stefański**

Board Member,  
Cavatina Group

+48 519 511 510  
[karol.stefanski@cavatina.pl](mailto:karol.stefanski@cavatina.pl)

[www.cavatina.pl](http://www.cavatina.pl)