



Business Park
TecnoCampus

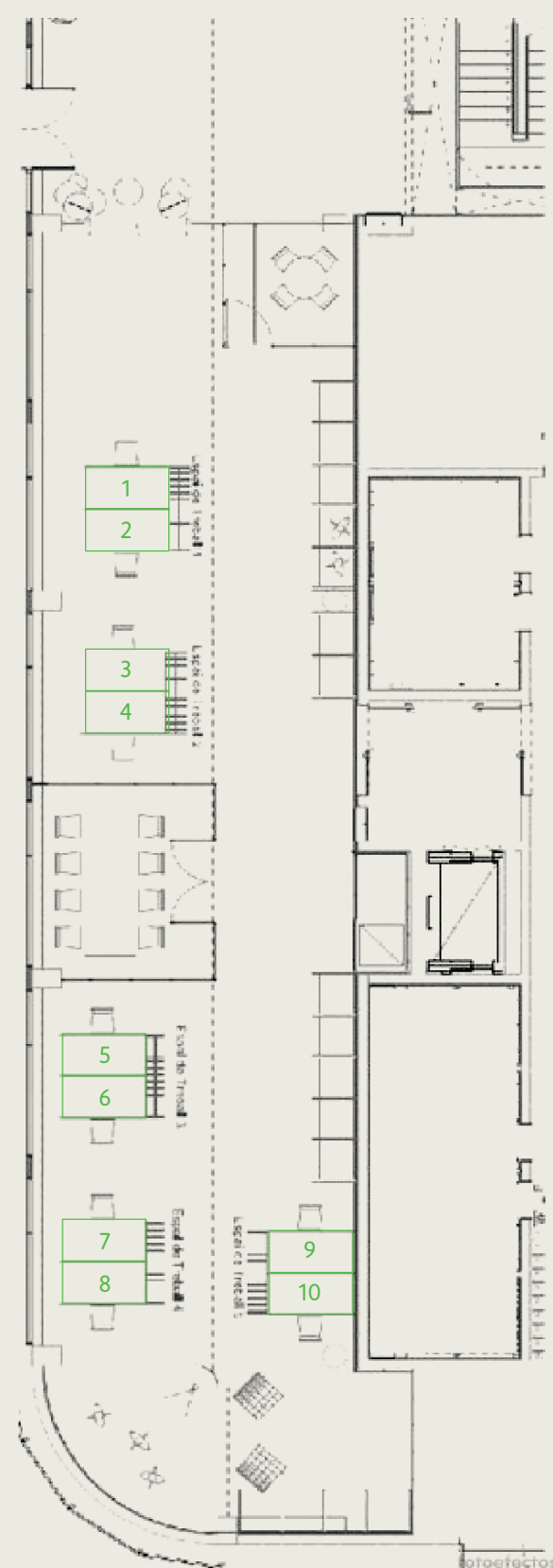
Space rates 2026

 **TecnoCampus**

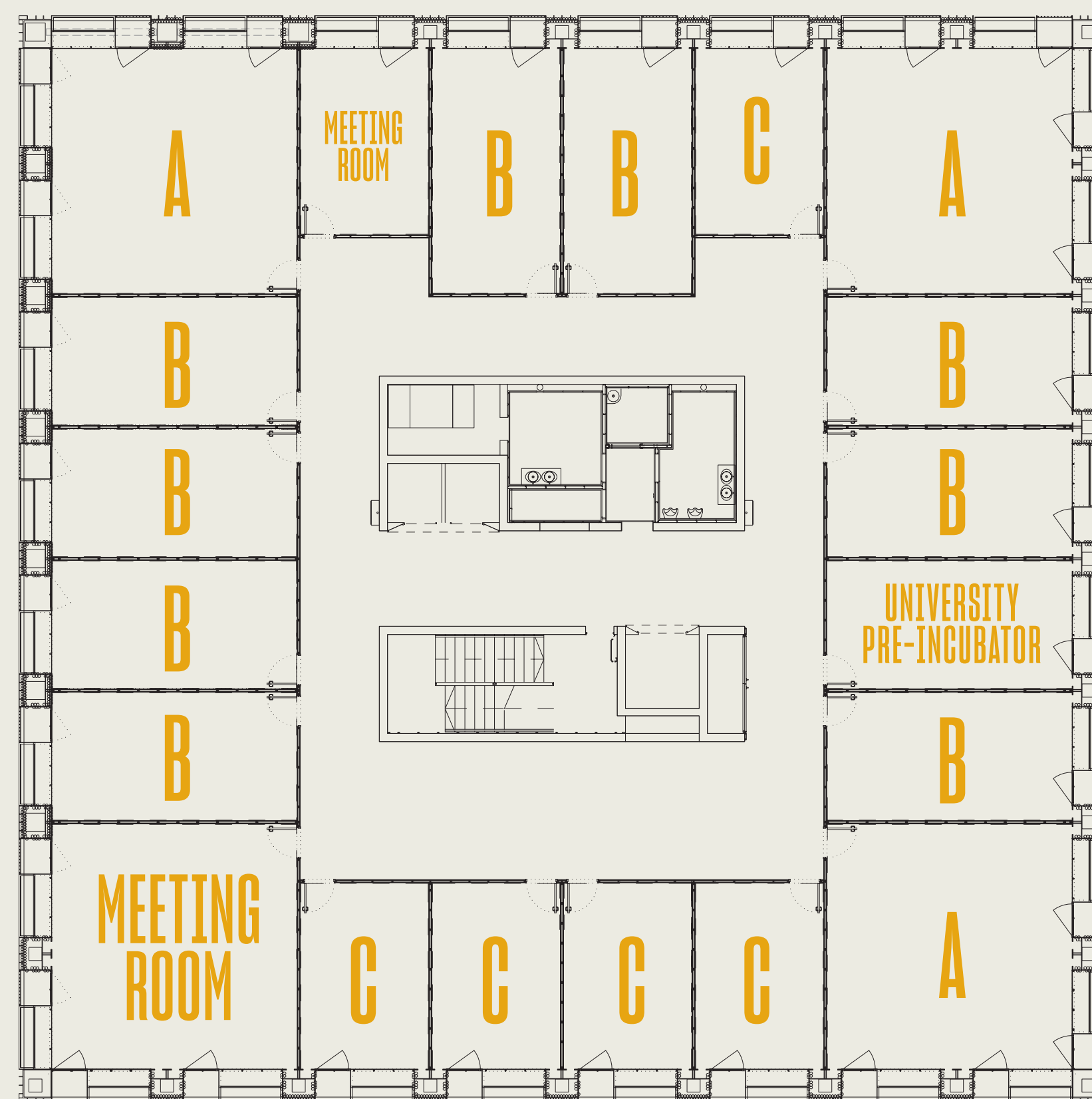
Incubators (TCM1, TCM2, TCM3, TCM6)

Distribution, size and price of the spaces

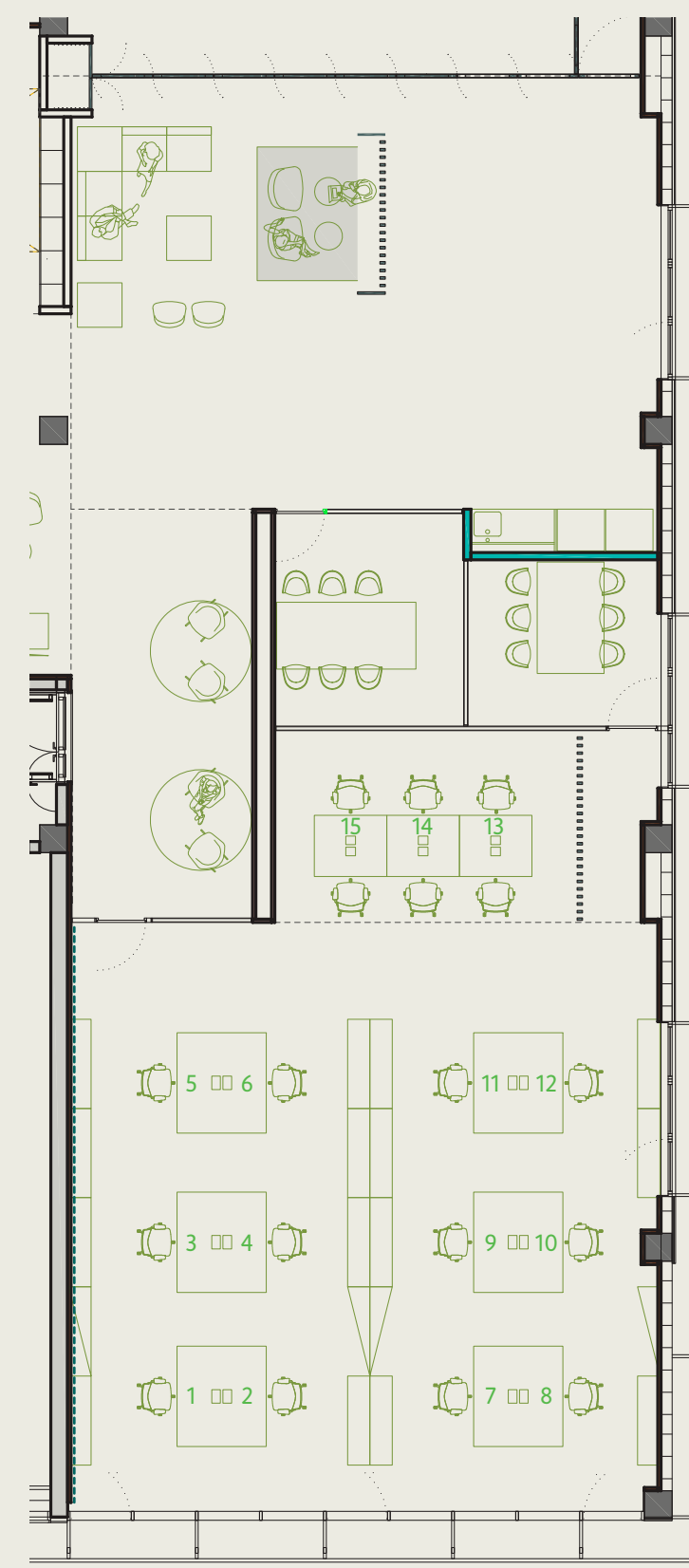
TCM1



TCM2



TCM6



Module A	55 m ²
Module B	30 m ²
Module C	23 m ²
Open Space	

Incubators (TCM1, TCM2, TCM3, TCM6)

Distribution, size and price of the spaces

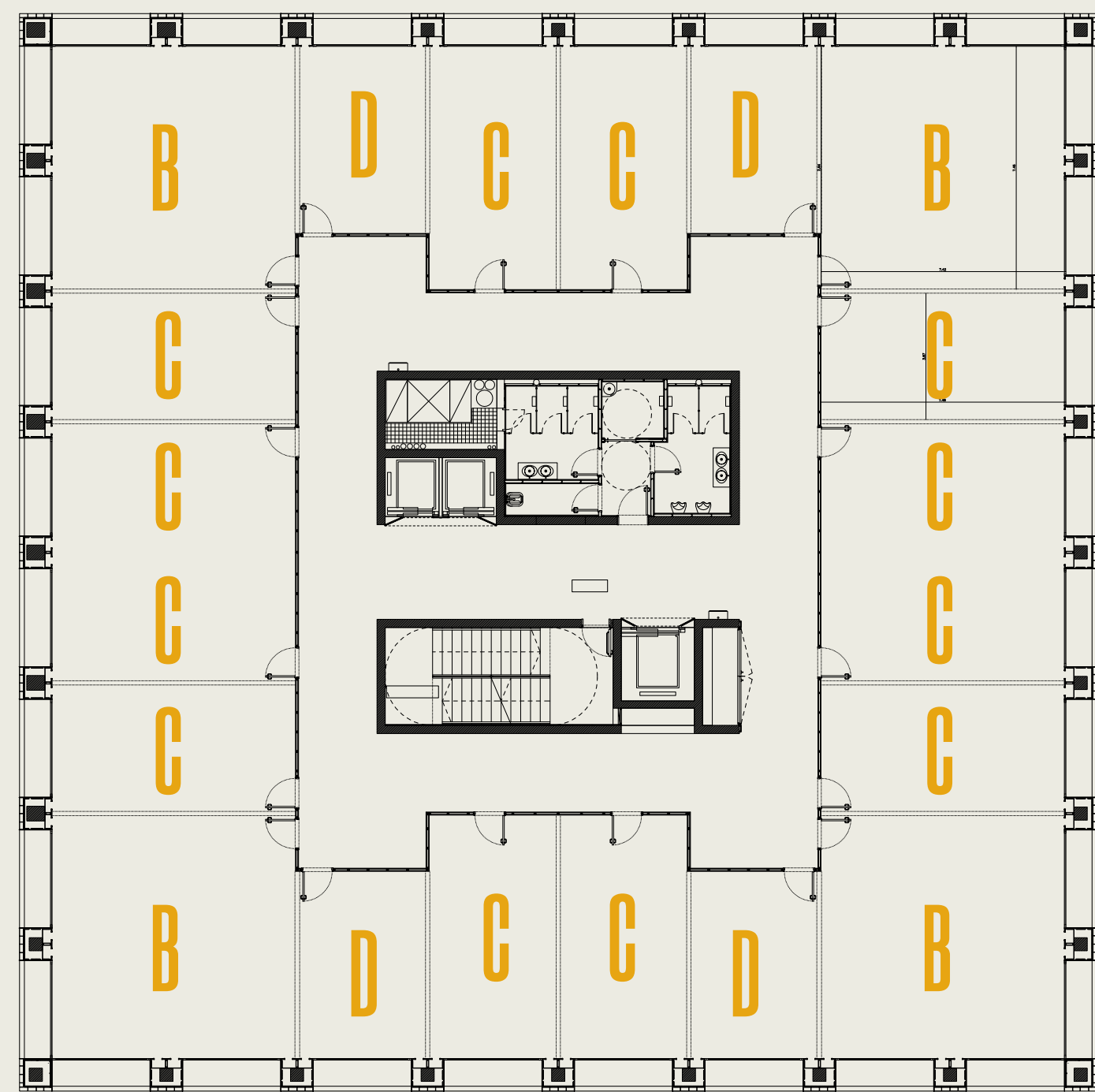
		1st YEAR	2nd YEAR	3rd YEAR
m²/€		10.58 €	12.69 €	15.87 €
C	23 m²	243.34 €/month	291.87 €/month	365.01 €/month
B	30 m²	317.40 €/month	380.70 €/month	476.10 €/month
A	55 m²	581.90 €/month	697.95 €/month	872.85 €/month
Open Space	1 table	190.41 €/month	200.98 €/month	206.27 €/month
	2 tables	222.14 €/month	232.72 €/month	243.30 €/month

VAT not included
Rents include the cost of previous services, except for telephone costs.

TCM2

Distribution, size and price of the spaces

Modular spaces that can be configured according to the client's needs



- Module B 55.90 m²
- Module C 29.80 m²
- Module D 22.90 m²

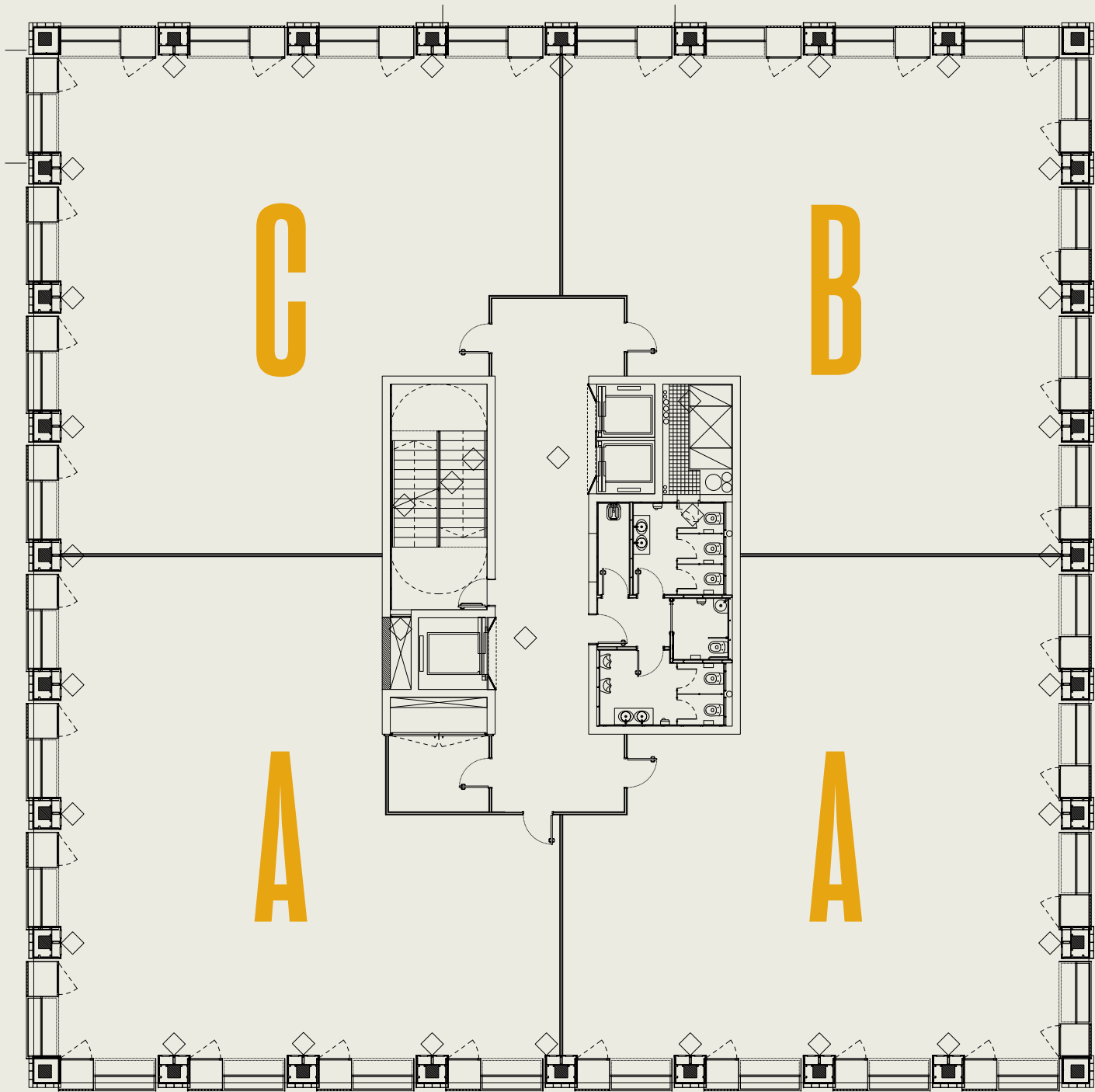
	MONTHLY RENT			RENT PER M ²		
	22.9m ²	29.8m ²	55.9m ²	56 to 100m ²	100 to 200m ²	over 200m ²
2nd floor	442.88 €	576.33 €	1,036.38 €	17.73 €/m ²	15.97 €/m ²	15.08 €/m ²
3rd floor						
4th floor						
5th floor	450.44 €	586.66 €	1,099.55 €	19.67 €/m ²	17.71 €/m ²	16.72 €/m ²
6th floor						

VAT not included
Prices include all the services described above.
In the event that the company leases an area of more than 100m², a parking space is included in the contract price.
The leasing of these offices is subject to the existing municipal taxes.

TCM3

Distribution, size and price of the spaces

Modular spaces that can be configured according to the client's needs



Module A	206.15 m ²
Module B	203.15 m ²
Module C	195.15 m ²

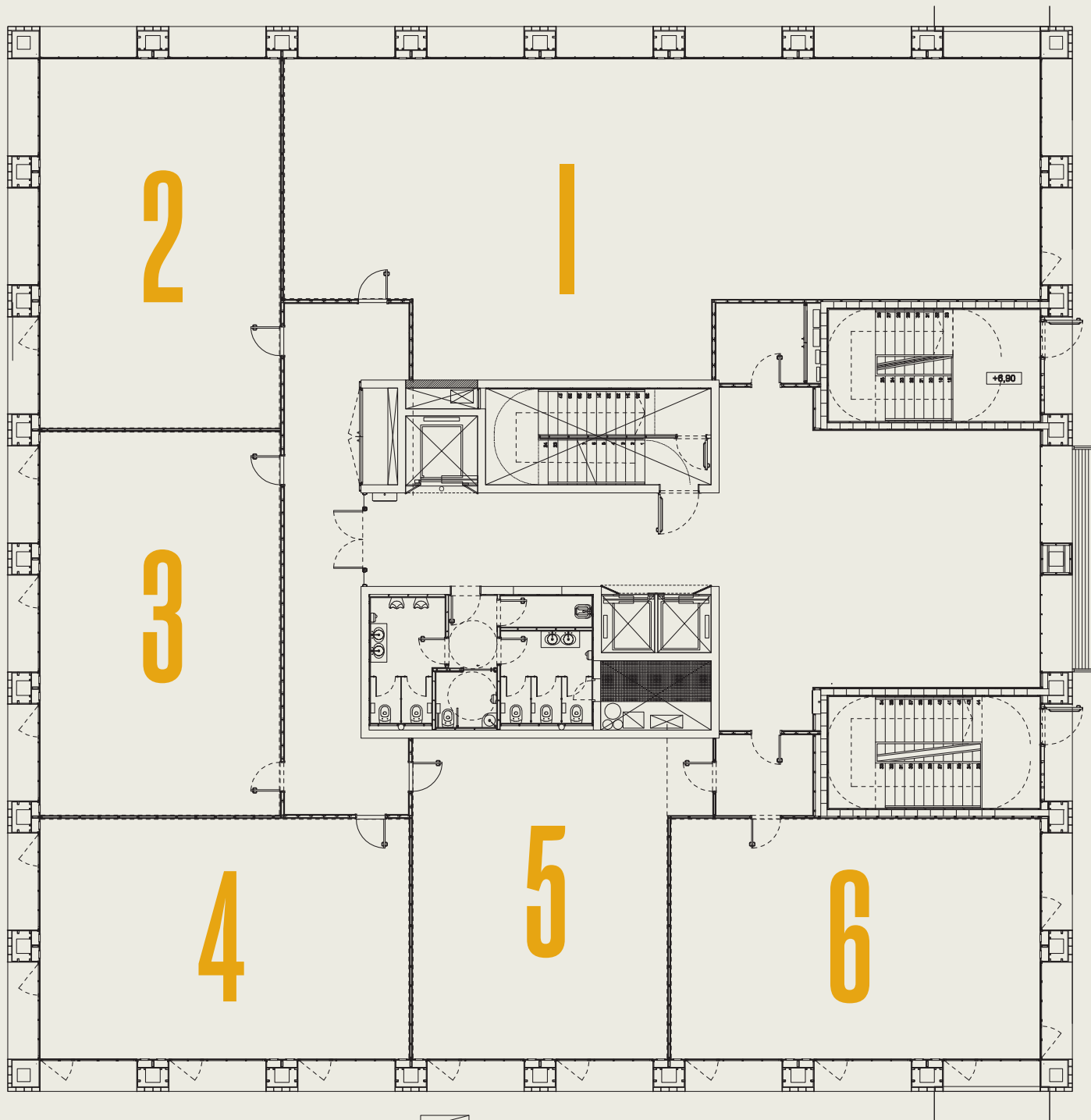
	RENT PER M ² up to 206.15 m ²	400 to 799 m ²	810.6 m ² (full floor)
1st floor	14.25 €/m ²	13.38 €/m ²	13.38 €/m ²
2nd floor			
3rd floor			
4th floor			
5th floor	17.67 €/m ²	15.02 €/m ²	13.89 €/m ²
6th floor			

VAT not included
Prices include all the services described above.
In the event that the company leases an area of more than 196m², a parking space is included in the contract price.
The leasing of these offices is subject to the existing municipal taxes.

Retail premises

Distribution, size and price of retail spaces

Modular spaces that can be configured according to the client's needs

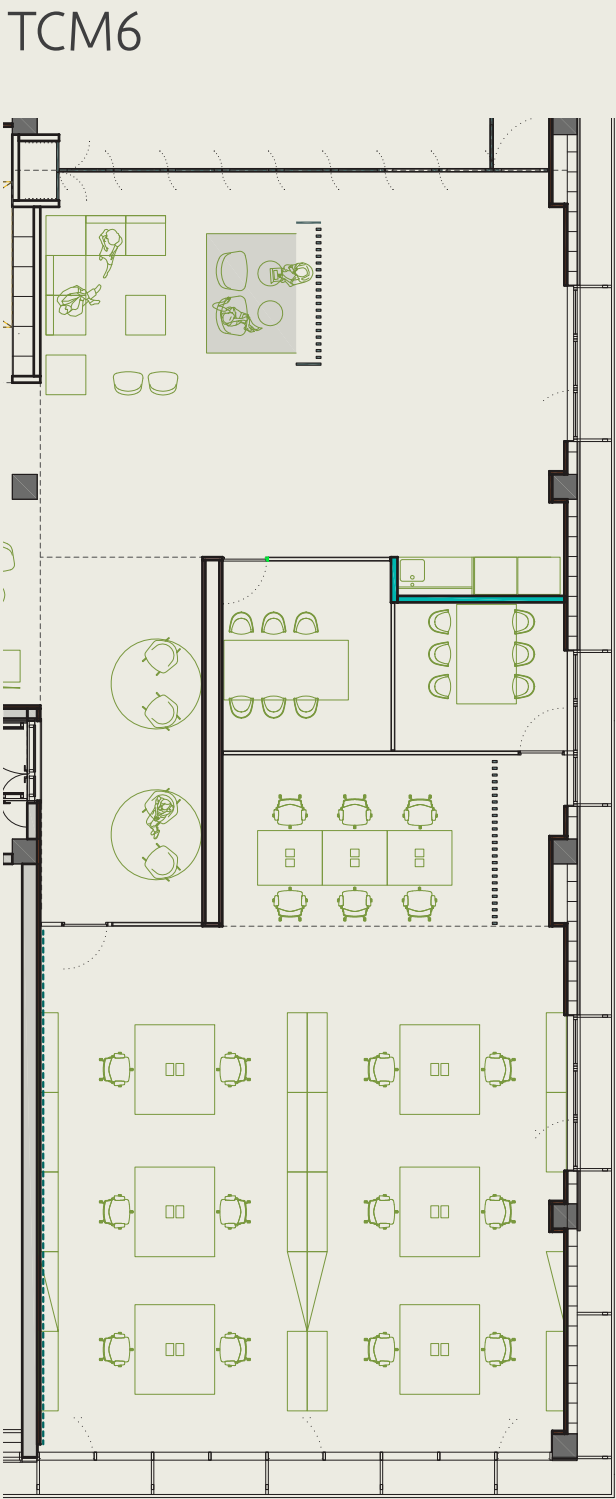
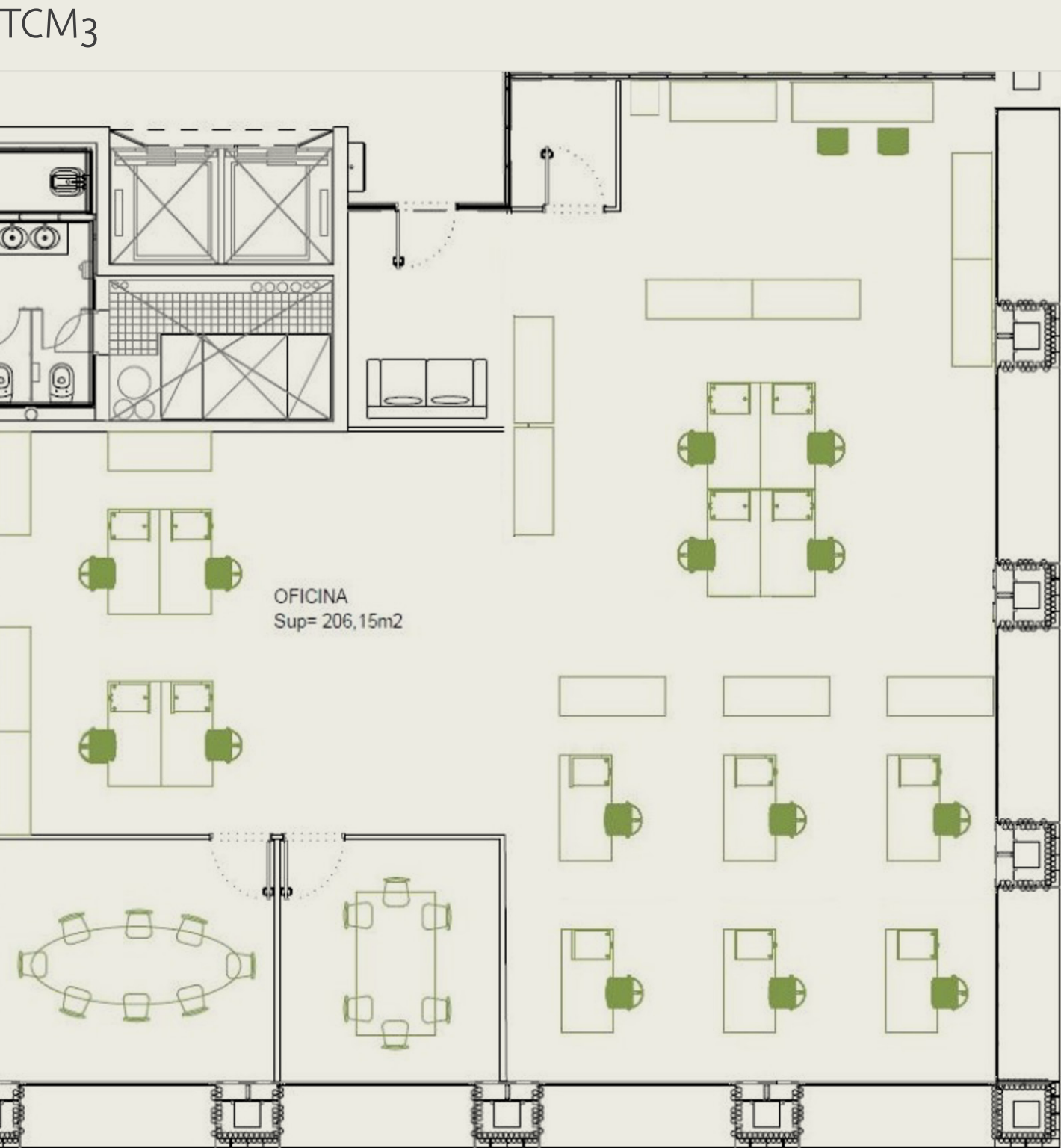


SPACES	AREA	PRICE	MONTHLY PRICE
Space 1	194.5 m2	14.76 €/m2	2,870.82 €
Space 2	85.34 m2	14.76 €/m2	1,259.61 €
Space 3	85.34 m2	14.76 €/m2	1,259.61 €
Space 4	85.34 m2	14.76 €/m2	1,259.61 €
Space 5	78.3 m2	13.61 € /m2	1,065.66 €
Space 6	85.34 m2	14.76 €/m2	1,259.61 €

VAT not included
Prices include all the services described above.
The leasing of these offices is subject to the existing municipal taxes.

TCM2, TCM3, TCM6 - Open Space

Distribution, size and price of the spaces

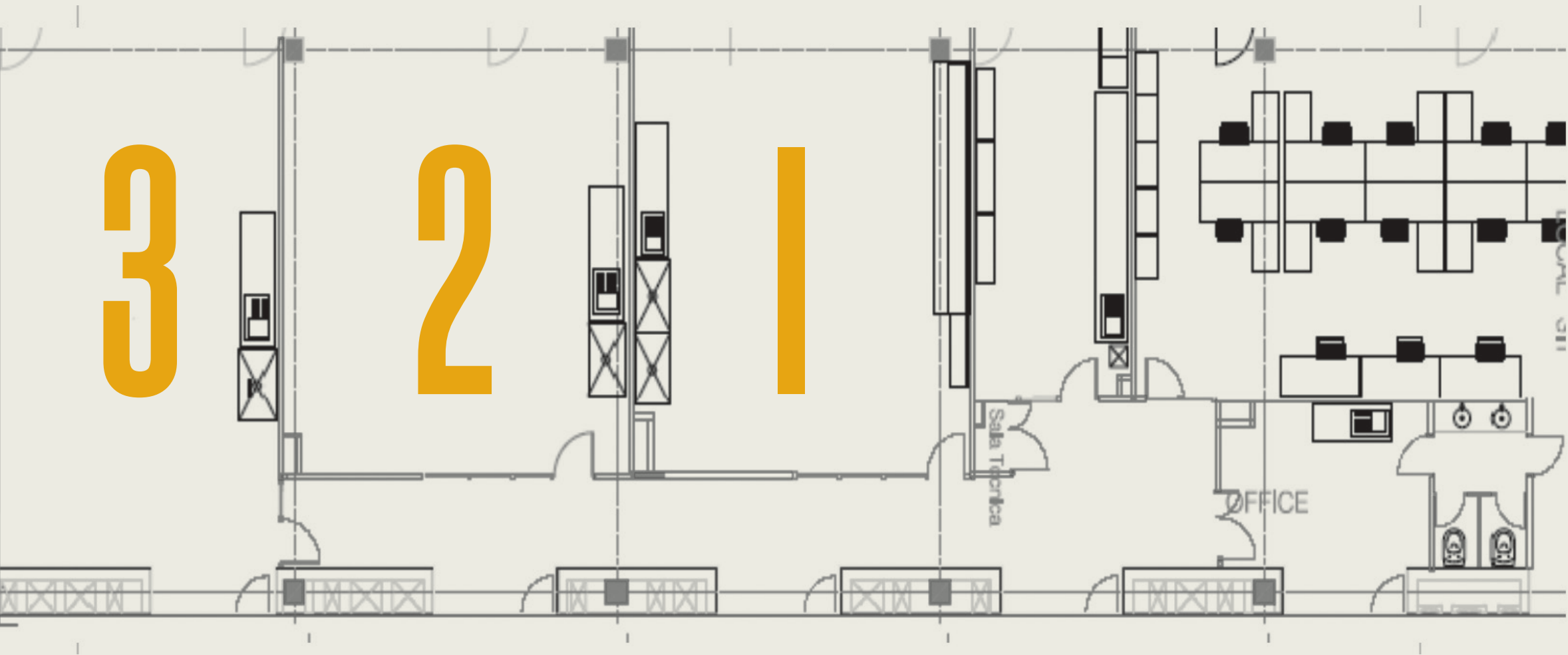


OPEN SPACE MONTHLY PRICE	TCM2 & TCM3	TCM6
1 coworking space (shared table)	176.08 €	205,80 €
1 working space (individual table)	211.09 €	205,80 €
2 working spaces (individual table)	307.51 €	298,41 €
3 working spaces (individual table)	356.70 €	360,15 €

VAT not included
Prices include all the services described above.
The leasing of these offices is subject to the existing municipal taxes.

Labs

Distribution, size and price of the spaces



LABS	M2	PRICE/M2	MONTHLY PRICE
LAB1*	68	30.78 €/m2	2,093.04 €
LAB2	68	26.22 €/m²	1,782.96 €
LAB3	75	26.22 €/m²	1,966.50 €

VAT not included
Prices include all the services described above
* Space LAB1 equipped with furniture
The leasing of these offices is subject to the existing municipal taxes.

Parking lot

Capacity for 439 vehicles

	PREU MENSUAL
Parking space price	58.27 €
80 hours credit	34.96 €
120 hours credit	40.33 €
Courtesy ticket 1 h	2.05 €
BiciCampus (annual price)	9.89 €
Electric vehicle charging service	0.34€/Kw/hora
Discounts	
Hourly pass holder 10%	0.30 €
Monthly pass holder 15%	0.28 €

VAT not included



Contact

Contact person

Mariancel·la Valls

Head of Facilities and Services
of the Business Campus

mvallsm@tecnocampus.cat

Tel +34 93 169 65 02

ext 10459

Mobile +34 661 51 63 75

Location

Av d'Ernest Lluch
08302 Mataró
Barcelona

Tel. 93 169 65 01



How to get to TecnoCampus by public transport

Integrated fare



- R Suburban Train (Rodalies Renfe)**
From Barcelona
Frequency: 7 minutes
- Urban buses**
Station - TecnoCampus (line 4)
TecnoCampus - Station (line 8)
- C10 Casas Bus**
Stops at all small towns
from Barcelona to Mataró
- E11.1 Casas Bus**
Direct from Barcelona
(Pl. Tetuan - Rda. Universitat, 21)
Frequency: 10 minutes
(rush hour)
- E13 Sagalés (Bus del Vallès)**
Sabadell - Granollers - Mataró