

SUOMITALO

LÖNNROTINKATU 5



A LANDMARK FOR WHAT'S NEXT

Already a Helsinki icon, the newly renovated Suomenlinna will combine your own unique style with timeless architecture, a prime location and modern building technology to meet the needs of your modern workplace.

The goal for Suomenlinna is a full and premium renovation to be completed during 2028. The renovated building will provide top-quality office space designed to promote your business success and contribute actively to building a strong corporate culture.

During the renovation your wishes will determine the layout, the internal design elements and the amenities that tailor the workspace to best support your company needs and your brand. Suomenlinna has space on seven floors above ground, with each floor having an area of approximately 1000 m², making it an ideal new headquarters for your company.

The Atrium blends modern functionality with warm aesthetics providing the ideal space for training sessions, seminars or events such as a company-wide brunch.

ILLUSTRATION



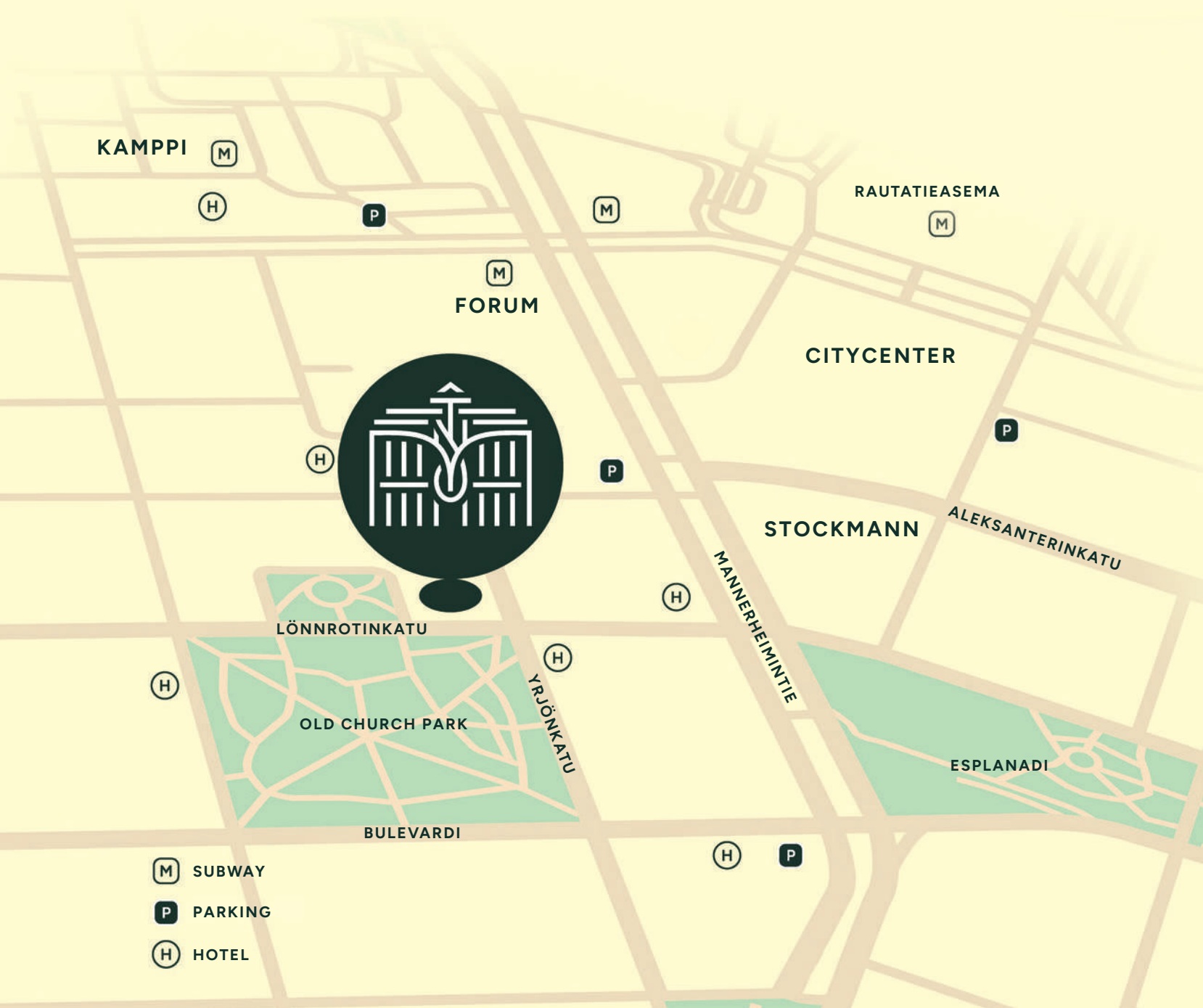
AT THE CENTER OF EVERYTHING

Just a few steps away from the traffic noise and bustle of Mannerheimintie, Suomitalo is peacefully located at the corner of Lönnrotinkatu and Yrjönkatu. With its idyllic situation at the edge of the Old Church Park, the city's premium business and retail destinations are within a minute's walk.

Trams stop close by, and the metro, main train and bus stations are in the immediate vicinity. For those driving, there are almost 2,000 heated parking spaces and plenty of charging points for electric cars within 100 meters of Suomitalo.

Popular breakfast, lunch, afterwork and dinner spots can be found within walking distance. In the summer, the alfresco Kalevankatu restaurant terraces are also nearby.

Hotel St. George with its acclaimed bakery, as well as Hotel Torni and its Ateljee Bar with stunning views across the city rooftops, are next door. In total there are over a thousand quality hotel rooms within a 100 m walk from the front door.



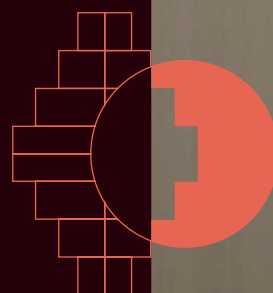
PERFORM LIKE HEADQUARTERS FEEL LIKE HOME

In the era of home-office - in which remote work has become the norm, Suomitalo redefines the workplace by creating the office-home. A place where work efficiency is combined with the comfortable atmosphere and human scale of a home.


Designed to build a strong sense of belonging, Suomitalo will offer amenities and experiences, defined by you, that upgrade the daily work life of all your employees.

From state-of-the-art meeting rooms, welcoming lounges for socializing, a year-round winter-garden style atrium, roof terrace, gym facilities and much more, Suomitalo encourages meaningful connections within and beyond its walls.

Every floor of Suomitalo will be planned to reflect your distinct identity. Tailored designs allow you to project your culture, creating a workplace that strengthens team pride and professional ambition.



ILLUSTRATION

A modern, bright living room with large windows, wooden paneling, and contemporary furniture. The room features a light-colored sofa, armchairs, and a coffee table. Large potted plants and pendant lights add to the decor. The space is open and airy, with a view of a city street through the windows.

Rooted in the culture of Helsinki, it offers
not just a workspace but a vibrant environment
where your employees will feel
proud, engaged, and truly at home.

WELCOME TO THE OFFICE-HOME

The newly renovated Suomitalo will offer a comprehensive range of services and facilities to support the Office-Home concept.

- Premium lobby services
- A glassed-in atrium that creates a year round common space for relaxation, socializing and events
- Meeting rooms
- Lounges
- Roof-top terrace for sunny moments of work or relaxation
- Gym, Sauna, showers & locker rooms
- Secure bicycle storage

A Helsinki icon transformed into a hub for modern work, Suomitalo combines historic charm with forward-thinking design. It creates an environment that respects tradition while embracing the future of corporate culture.





On the roof terrace you
can enjoy your own peace
– or organize an energizing
team meeting.

A SUSTAINABLE SOLUTION

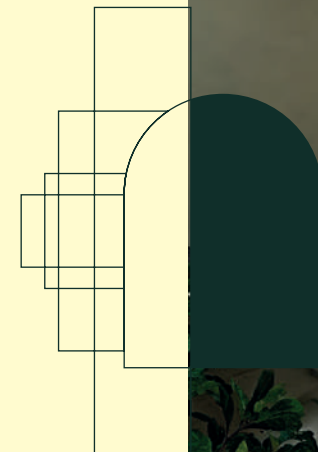
The renovation and update of an otherwise sound property in a heritage location is always preferable to demolition and rebuild in terms of history, emotion and sustainability.

On a technical level the renovation will feature among other things

- BREEAM Excellent certification demonstrates that ESG requirements have taken into consideration in all design aspects.
- Readiness for WELL and WiredScore Gold or Platinum certifications indicates the high quality and sustainability of the project and design.
- Superior interior finishes that complement the building's history
- A renewed, automated air conditioning system ensures good indoor air and high energy efficiency
- Adjustable air temperatures and cooling connected to energy efficient district cooling
- Good accessibility with elevators in three locations
- Flexible, innovative lighting system
- New IT infrastructure meets the requirements of modern office work

Suomitalo redefines the workplace with thoughtfully designed amenity spaces that encourage collaboration.

The green atrium sits at the heart of Suomitalo connecting different parts of the workplace.





The building technology of Suomitalo will be fully renewed to support the requirements of today's demanding IT systems. Excellent acoustic design will also play an important role in workspace performance.

HISTORY



ILLUSTRATION

1908

Suomi Mutual Life Insurance Company purchases the corner plot on Lönnrotinkatu. The floor plans are commissioned from architect Onni Tarjante.

1911

Lönnrotinkatu 5 is completed and the headquarters staff of Suomi Mutual Life Insurance Company move into the building.

1909

Architect Armas Lindgren's proposal wins the design competition for the facade of the new headquarters of Suomi Mutual Life Insurance Company.

1919

Due to lack of space, the residential apartments in the building are converted to office use.

1937

Architect office Hytönen & Luukkonen wins the design competition for the extension of the Suomi Mutual Life Insurance Company building.

1938

The extension of the headquarters building at Kalevankatu 6 is completed. The Elysée cinema opens in the building.

1960

The residential apartments in the new building are also converted into office space.

1970

After 33 years at Kalevankatu 6, the Elysée cinema moves out of the basement of Suomitälo to new premises in Kurvi.

2005

Suomi-yhtiö moves to new premises on Aleksanterinkatu.

2028

New tenants move into the completely renovated Suomitälo to begin a new chapter in its history.

Suomitälo was built for the Suomi Mutual Life Insurance Company in 1911. The facades and floor plans of Suomitälo were designed by the renowned architects Armas Lindgren and Onni Tarjanne respectively. Lindgren's facades were based on the basic format of a classic Italian Renaissance Palace. The main facade's central sculpture was a mother-child theme surrounded by a natural cornucopia. Lindgren's daughters sat as models for sculptor Emil Halonen.

Red granite from Kökar was used for the facade, and the palace-like appearance of the building was particularly admired. In addition to offices, residential apartments were also located on the top floors of the building however these were quickly put into office use due to lack of space.

Armas Lindgren also designed the boardroom, the director's room, furniture and interior design. The impressive bronze

front door of Suomitälo was designed by the leading decorative artist of the time, Eric O.W. Ehrström.

Suomitälo is also home to Galerie Forsblom which holds a unique position on the Nordic art scene as one of the largest and most international contemporary art galleries, bringing international established artists to its exhibition space in Helsinki. Later in 2025 Suomitälo will host, as main venue, the annual Helsinki Design Week festival.

Behind the granite exterior walls of Suomalainen you will find spaces that are flexible and adjustable according to your needs. The thousand square meters of each floor enable zoning, allowing different functions to be easily placed close to each other. Work that requires concentration, training, staff events or even parties – the possibilities are endless and the choice is yours.



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