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R70 Office Complex

1074 Budapest, Rákóczi út 70-72.

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/110-r70-office-complex>

R 70 office building is located at the corner of Rákóczi út and Szövetség utca between Keleti railway station and Blaha Lujza tér in the 7th District of Budapest, only 200m from the metro station at Blaha Lujza tér.



Data			
Location	Central Pest	Status	Existing building
Completion year	2002 / Q1	Refurbishment year	
Category	A	Number of floors	9

Rental fees/prices			
Office	14 €/m²/mo - 16 €/m²/mo	Office Service Charge	1940 Ft/m²/mo
Parking rent	120 €/m²/mo - 120 €/m²/mo		

Areas			
Available GLA	8926 m²	Number of parking lots	480
Gross Leasable Are (GLA)	18800.00 m²	Common Area Share (CAR)	7
Office	103 m² - 8926 m²		

Details of the property	
Access	Metro: M2, M4 Bus: 5, 7, 99, 110, 112, 178 Tram: 4, 6, 28, 29, 37 Trolley bus: 75, 76, 77, 80
Green certificate	LEED Gold LEED-in-Use

Technical specification	Amenities
4-pipe fan-coil system, Fresh air supply, Openable windows, Raised floor, Suspended Ceiling,	24/7 security service, Post office close to the building, Reception service, Fitness/gym, In-house restaurant, Surface parking, Conference room for rent,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Office	Floor 1	631 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 2	To let	Office	Floor 2	195 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 3	To let	Office	Floor 2	1106 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 4	To let	Office	Floor 2	427 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 5	To let	Office	Floor 3	538 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 6	To let	Office	Floor 4	321 m²	14 €/m²/mo - 16 €/m²/mo	under negotiation
Unit 7	To let	Office	Floor 4	767 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 8	To let	Office	Floor 6	612 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 9	To let	Office	Floor 6	862 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 10	To let	Office	Floor 7	1839 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 11	To let	Office	Floor 8	1525 m²	14 €/m²/mo - 16 €/m²/mo	
Unit 12	To let	Office	Floor 9	103 m²	14 €/m²/mo - 16 €/m²/mo	

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