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Aréna Business Campus A

1087 Budapest, Hungária krt. 30.

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/12-arena-business-campus-a>

„Aréna Business Campus is a green, ergonomic megaproject with 72,000 square meter of exclusive “A+” class offices. The scheme consists of 4 buildings and among them a huge internal garden and pedestrian area creates unique and relaxing atmosphere. This office complex was planned with special attention to the needs and dreams of the city’s residents and users of today and of the generations to come.

Located in the VIII. district, in the most dynamically developing part of Budapest. Its accessibility is excellent, situated only 300 meters from Stadionok metro station (M2) and many other kind of transport connections are in the direct vicinity. Aréna Business Campus is ideal for local or international occupiers who would like to be located close to the city center and enjoying an outstanding modern, high-tech and innovative milieu. The top quality technical specification, the numerous in-house services that the buildings and the green garden will provide contribute to make a completely new neighbourhood which is more sustainable, more open and more fun to work and live in. Through our innovative urban planning and architectural excellence our aim is generating a cultural, economic and social upgrade and deliver appropriate answers to the complex, ever changing needs of urban professionals.”



Data			
Location	Central Pest	Status	Existing building
Completion year	2020 / Q2	Refurbishment year	
Category	A+	Number of floors	8

Areas			
Available GLA	14023 m ²	Number of parking lots	
Gross Leasable Are (GLA)	20327.60 m ²	Common Area Share (CAR)	5.7
Office	273 m ² - 14023 m ²		

Rental fees/prices				Details of the property	
Office	15 €/m²/mo - 16 €/m²/mo	Office Service Charge	1621 Ft/m²/mo	Access	Metro: M2 Bus: 95, 130 Tram: 1 Trolley: 75, 77, 80
Storage Service Charge	8 €/m²/mo	Parking rent	120 €/m²/mo - 120 €/m²/mo	Green certificate	BREEAM Excellent
Min. term of lease	5				
Technical specification				Amenities	

Easily accessible building, Suspended Ceiling, Raised floor, Bicycle racks, BMS (Building Management System), Diesel generator, Chilled beam, Double electric feed, External shading, LED lighting, Air conditioning, Elevators, Underground garage, High speed/freight elevator, Openable windows, Changing Rooms, Optical cabling, Own water block, Sprinkler system, Server room, Telefon Center, Fire alarm system, UPS, Shower room,

Card-entry system, Inner garden, 24/7 security service, CCTV camera system, Reception service, Visitor parking, Fitness/gym, In-house restaurant, In-house café, Kitchenette, Terrace, ATM, Green Environment, E-car charger, Display of company logo, Complete Property Management, Storage rental possibility, Good public transport accessibility,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Office	Floor 0	557 m²	15 €/m²/mo - 16 €/m²/mo	Under offer
Unit 2	To let	Office	Floor 1	2126 m²	15 €/m²/mo - 16 €/m²/mo	+42.76 terrace
Unit 3	To let	Office	Floor 2	2720 m²	15 €/m²/mo - 16 €/m²/mo	+180.6 terrace
Unit 4	To let	Office	Floor 3	2720 m²	15 €/m²/mo - 16 €/m²/mo	
Unit 5	To let	Office	Floor 4	2720 m²	15 €/m²/mo - 16 €/m²/mo	
Unit 6	To let	Office	Floor 5	1649 m²	15 €/m²/mo - 16 €/m²/mo	
Unit 7	To let	Office	Floor 6	273 m²	15 €/m²/mo - 16 €/m²/mo	
Unit 8	To let	Office	Floor 7	313 m²	15 €/m²/mo - 16 €/m²/mo	
Unit 9	To let	Office	Floor 8	945 m²	15 €/m²/mo - 16 €/m²/mo	

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Prices do not include VAT.

