Szapáry Zsolt

Phone: +36 30 377 4913

Email: zsolt.szapary@robertson.hu

Szőke Viktória

Phone: +36 30 330 0733

Email: viktoria.szoke@robertson.hu



Herédi Gábor

Phone: +36 30 377 4914

Email: gabor.heredi@robertson.hu

Corvin Offices 2 - Crystal Tower

1082 Budapest, Futó utca 45.

Datasheet of the property: https://robertson.makeitonline.hu/en/property/150-corvin-offices-2-crystal-tower

Corvin Offices II. was completed as the 2nd office building at Promenade, the largest single office in downtown. On the Corvin Promenade several restaurants, pubs, cafes, additional retail services and large green areas are available. Special appearance of the office towers offers an exceptional view of the Corvin Promenade several place.

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| Data | | | |
|-----------------|--------------|--------------------|-------------------|
| Location | Central Pest | Status | Existing building |
| Completion year | 2009 / Q4 | Refurbishment year | |
| Category | А | Number of floors | 5 |

| Areas | | | |
|--------------------------|-------------------------|-------------------------|-----|
| Available GLA | 4883 m² | Number of parking lots | 440 |
| Gross Leasable Are (GLA) | 24140.00 m ² | Common Area Share (CAR) | 10 |
| Office | 153 m² - 4883 m² | | |

| Rental fees/prices | | | | |
|--------------------|---------------------------|-----------------------|---------------|--|
| Office | 16 €/m²/mo - 17 €/m²/mo | Office Service Charge | 3490 Ft/m²/mo | |
| Parking rent | 120 €/m²/mo - 125 €/m²/mo | | | |

| Details of the property | | | | |
|-------------------------|-------------------------|--|--|--|
| Access | Metro: M3 Tram: 4, 6 | | | |
| Green certificate | BREEAM Very Good | | | |

Technical specification

4-pipe fan-coil system, Diesel generator, Fire alarm system, HVAC with heat pump, Openable windows, Raised floor, Suspended Ceiling, UPS,

Amenities

Card-entry system, In-house property management, 24/7 security service, Reception service, Visitor parking, In-house restaurant, In-house café, Kitchenette, Conference room for rent,

Available units

| Name | Type of disposal | Unit type | Floor | Size | Rent | Availability |
|-------------------------|------------------|-----------|---------|---------|-------------------------|--------------|
| Granit Tower - Unit 1 | To let | Office | Floor 2 | 1579 m² | 16 €/m²/mo - 17 €/m²/mo | |
| Granit Tower - Unit 2 | To let | Office | Floor 3 | 1579 m² | 16 €/m²/mo - 17 €/m²/mo | |
| Crystal Tower - Unit 1 | To let | Office | Floor 3 | 153 m² | 16 €/m²/mo - 17 €/m²/mo | |
| Panorama Tower - Unit 1 | To let | Office | Floor 4 | 499 m² | 16 €/m²/mo - 17 €/m²/mo | |
| Panorama Tower - Unit 2 | To let | Office | Floor 5 | 549 m² | 16 €/m²/mo - 17 €/m²/mo | |
| Panorama Tower - Unit 3 | To let | Office | Floor 5 | 524 m² | 16 €/m²/mo - 17 €/m²/mo | |

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Prices do not include VAT.



Robertson Hungary Kft. Telephone: +36 (1) 327-2050 H - 1138 Budapest, Váci út 117-119. A/1