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Mom Park Office Building

1123 Budapest, Alkotás utca 53.

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/159-mom-park-office-building>

The MOM Park is located in a wonderful area offering good vehicular access from highways M1 and M7 and easy public transportation.



Data

Location	Central Buda	Status	Existing building
Completion year	2001 / Q3	Refurbishment year	
Category	A+	Number of floors	5

Rental fees/prices

Office	18 €/m²/mo - 20 €/m²/mo	Office Service Charge	3476 Ft/m²/mo
Parking rent	135 €/m²/mo - 135 €/m²/mo		

Technical specification

4-pipe fan-coil system, Air conditioning, External shading, Fresh air supply, Openable windows, Optical cabling, Raised floor, Suspended Ceiling,

Areas

Available GLA	5603 m²	Number of parking lots	1250
Gross Leasable Are (GLA)	1793.00 m²	Common Area Share (CAR)	10
Office	71 m² - 5603 m²		

Details of the property

Access	Tram: 59 Bus: 8, 12, 112, 139
Green certificate	BREEAM-in-Use-Very Good

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, Car Wash,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Tower A - Unit 1	To let	Office	Floor 1	71 m ²	18 €/m ² /mo - 20 €/m ² /mo	
Tower A-Unit 2	To let	Office	Floor 2	316 m ²	18 €/m ² /mo - 20 €/m ² /mo	
Tower A-Unit 3	To let	Office	Floor 5	608 m ²	18 €/m ² /mo - 20 €/m ² /mo	
Tower B - Unit 1	To let	Office	Floor 2	850 m ²	18 €/m ² /mo - 20 €/m ² /mo	From September 2024
Tower B - Unit 2	To let	Office	Floor 2	850 m ²	18 €/m ² /mo - 20 €/m ² /mo	From September 2024
Tower B - Unit 3	To let	Office	Floor 3	750 m ²	18 €/m ² /mo - 20 €/m ² /mo	From September 2024
Tower C-Unit 1	To let	Office	Floor 2	550 m ²	18 €/m ² /mo - 20 €/m ² /mo	From September 2024
Tower C-Unit 2	To let	Office	Floor 3	240 m ²	18 €/m ² /mo - 20 €/m ² /mo	From September 2024
Tower C - Unit 3	To let	Office	Floor 3	248 m ²	18 €/m ² /mo - 20 €/m ² /mo	
Tower E - Unit 1	To let	Office	Floor 3	450 m ²	18 €/m ² /mo - 20 €/m ² /mo	
Tower C-D - Unit 1	To let	Office	Floor 2	670 m ²	18 €/m ² /mo - 20 €/m ² /mo	From September 2024

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