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Váci Greens B'

1138 Budapest, FÖVÉNY UTCA 4-6.



Datasheet of the property: <https://robertson.makeitonline.hu/en/property/160-vaci-greens-b>

Váci Greens office complex is a standalone project of the Budapest office market. The property rated Excellent by the BREEAM Code for Sustainable Buildings, offers tenants environment friendly solutions, next to river Danube in the most trending business District of the city. All five office buildings provide versatile, mixed use areas on more than 85 000 sq m.

This prime class complex is very easily accessible from every direction and serves with around 1000 parking lots for the ones arriving by car. Building B is the biggest part of the existing parts of the complex. It is able to provide workplace for 2100 people thanks to its efficient layout. The building offers 23 000 sq m leasable area on 3 underground parking floors and six upper floors.

| Data | | | |
|-----------------|---------------|--------------------|-------------------|
| Location | Váci Corridor | Status | Existing building |
| Completion year | 2016 / Q1 | Refurbishment year | |
| Category | A+ | Number of floors | 7 |

| Rental fees/prices | | | |
|--------------------|---------------------------|-----------------------|---------------|
| Office | 15 €/m²/mo - 16 €/m²/mo | Office Service Charge | 1600 Ft/m²/mo |
| Parking rent | 110 €/m²/mo - 110 €/m²/mo | | |

| Areas | | | |
|--------------------------|-------------------------|-------------------------|------|
| Available GLA | 2568.67 m² | Number of parking lots | 392 |
| Gross Leasable Are (GLA) | 12546.86 m² | Common Area Share (CAR) | 6.85 |
| Office | 1273.65 m² - 2568.67 m² | | |

| Details of the property | |
|-------------------------|--------------------------------------------------------|
| Access | Metro: M3 Tram: 1, 1A, 14 Bus: 32, 105, 115, 133 |
| Green certificate | BREEAM Excellent |

Technical specification

Air conditioning, Bicycle racks, Chilled beam, Diesel generator, Fresh air supply, HVAC with heat pump, Openable windows, Optical cabling, Own water block, Raised floor, Sprinkler system, Suspended Ceiling, Telefon Center, Underground garage, UPS,

Amenities

Card-entry system, In-house property management, 24/7 security service, Post office close to the building, CCTV camera system, Reception service, Visitor parking, Fitness/gym, In-house restaurant, In-house café, Kitchenette, Conference room for rent,

Available units

| Name | Type of disposal | Unit type | Floor | Size | Rent | Availability |
|--------|------------------|-----------|---------|------------------------|---------------------------------------------------|--------------|
| Unit 1 | To let | Office | Floor 3 | 1273.65 m ² | 15 €/m ² /mo - 16 €/m ² /mo | |
| Unit 2 | To let | Office | Floor 7 | 1295.02 m ² | 15 €/m ² /mo - 16 €/m ² /mo | |

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