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# City Center

## 1051 Budapest, Bajcsy- Zsilinszky út.12.

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/207-city-center>

The building is situated in V District, in the financial and commercial center of Budapest. It is easily reached by car, and by public transportation, since it is in the heart of the city, next to Deák tér, the capital's busiest public transportation hub.



### Data

<b>Location</b>	CBD	<b>Status</b>	Existing building
<b>Completion year</b>	1989 / Q1	<b>Refurbishment year</b>	2011
<b>Category</b>	B	<b>Number of floors</b>	7

### Rental fees/prices

<b>Office</b>	14.5 €/m <sup>2</sup> /mo - 17 €/m <sup>2</sup> /mo	<b>Office Service Charge</b>	3200 Ft/m <sup>2</sup> /mo
<b>Parking rent</b>	120 €/m <sup>2</sup> /mo - 120 €/m <sup>2</sup> /mo	<b>Min. term of lease</b>	3

### Technical specification

4-pipe fan-coil system, Bicycle racks, Diesel generator, Double electric feed, Fresh air supply, Openable windows, Own water block, Shower room, Suspended Ceiling,

### Areas

<b>Available GLA</b>	1823 m <sup>2</sup>	<b>Number of parking lots</b>	96
<b>Gross Leasable Are (GLA)</b>	8956.00 m <sup>2</sup>	<b>Common Area Share (CAR)</b>	6.2
<b>Office</b>	184 m <sup>2</sup> - 1823 m <sup>2</sup>		

### Details of the property

<b>Access</b>	Metro: M1, M2 Bus: 9, 15, 16, 105, M3 replacement bus Trolley: 72M, 73M
<b>Green certificate</b>	

### Amenities

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
Unit 1	To let	Office	Floor 2	294 m <sup>2</sup>	14.5 €/m <sup>2</sup> /mo - 14.5 €/m <sup>2</sup> /mo	
Unit 2	To let	Office	Floor 3	184 m <sup>2</sup>	16 €/m <sup>2</sup> /mo - 16 €/m <sup>2</sup> /mo	
Unit 3	To let	Office	Floor 4	579 m <sup>2</sup>	15 €/m <sup>2</sup> /mo - 15 €/m <sup>2</sup> /mo	
Unit 4	To let	Office	Floor 5	498 m <sup>2</sup>	15.5 €/m <sup>2</sup> /mo - 15.5 €/m <sup>2</sup> /mo	
Unit 5	To let	Office	Floor 7	268 m <sup>2</sup>	17 €/m <sup>2</sup> /mo - 17 €/m <sup>2</sup> /mo	

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