



Szapáry Zsolt
Phone: +36 30 377 4913
Email: zsolt.szapary@robertson.hu

Szóke Viktória
Phone: +36 30 330 0733
Email: viktoria.szoke@robertson.hu

Herédi Gábor
Phone: +36 30 377 4914
Email: gabor.heredi@robertson.hu



Hungária Office Park

1143 Budapest, Hungária krt. 126-132

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/252-hungaria-office-park>

The office park comprises valuable structures, and is currently home to 8 buildings. These include a number of buildings under industrial monument protection, renovated in efficient, sustainable ways, as well as A-category office buildings. The technical features of the prestigious industrial buildings allow the creation of design offices and the installation of other supplementary functions (warehouse, laboratory, test facility, servers, document storage etc.). With a total floor space of 38,000 sq m, the buildings of the office park are interconnected and provide tenants an opportunity for continuous expansion. Tenants may choose from flexible lease conditions, fees and durations, as well as from among several rental space functions.



Data			
Location	Non Central Pest	Status	Existing building
Completion year	1999 / Q1	Refurbishment year	
Category	B	Number of floors	
Rental fees/prices			
Office	10 €/m ² /mo - 13 €/m ² /mo	Warehouse	5 €/m ² /mo - 5 €/m ² /mo
Office Service Charge	1850 Ft/m ² /mo	Parking rent	80 €/m ² /mo - 80 €/m ² /mo

Areas			
Available GLA	3480 m ²	Number of parking lots	406
Gross Leasable Are (GLA)	38000.00 m ²	Common Area Share (CAR)	8.49
Office	502 m ² - 2829 m ²	Warehouse	651 m ² - 651 m ²
Details of the property			
Access	Metro: M1, M2, M4 Tram: 1 Trolleybus: 72, 75 bus: 5, 7, 7E, 8E, 108E, 133E, 277		
Green certificate			

Technical specification	Amenities
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Bicycle racks, Changing Rooms, Underground garage,

Card-entry system, Inner garden, Meeting room for rent, Reception service, Fitness/gym, In-house restaurant, In-house café, ATM, Conference room for rent, Green Environment,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Warehouse	Floor -1	651 m²	5 €/m²/mo - 5 €/m²/mo	
Unit 2	To let	Office	Floor 2	629 m²	10 €/m²/mo - 10 €/m²/mo	
Unit 3	To let	Office	Floor 3	629 m²	10 €/m²/mo - 10 €/m²/mo	
Unit 4	To let	Office	Floor 2	502 m²	12 €/m²/mo - 12 €/m²/mo	
Unit 5	To let	Office	Floor 2	1069 m²	12 €/m²/mo - 13 €/m²/mo	

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Prices do not include VAT.

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