



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

Skylight City

1134 Budapest, Róbert Károly körút 54

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/259-skylight-city>

The architectural and functional refurbishment of the complex not only satisfies the contemporary office market needs, but the aesthetic and workplace requirements of future workers, bringing to life an inspiring, oasis-like, friendly, environmentally responsible space in the city.



Data

| | | | |
|-----------------|------------------|--------------------|-------------------|
| Location | Non Central Pest | Status | Existing building |
| Completion year | 2017 / | Refurbishment year | |
| Category | A | Number of floors | 7 |

Rental fees/prices

| | | | |
|--------------|---|-----------------------|----------------------------|
| Office | 12.5 €/m ² /mo - 13.5 €/m ² /mo | Office Service Charge | 1600 Ft/m ² /mo |
| Parking rent | 100 €/m ² /mo - 100 €/m ² /mo | Min. term of lease | 3 |

Areas

| | | | |
|--------------------------|---|-------------------------|------|
| Available GLA | 7110 m ² | Number of parking lots | |
| Gross Leasable Are (GLA) | 20300.00 m ² | Common Area Share (CAR) | 6.45 |
| Office | 1142 m ² - 7110 m ² | | |

Details of the property

| | |
|-------------------|--|
| Access | Located on Róbert Károly krt, between Göncz Árpád Citycentre and Lehet street. Easily accessed both by car or public transport. Bus: 26, 32, 34, 105, 106, 120 Tram: 1, 1M, 14 Metro: M3 |
| Green certificate | BREEAM-in-Use-Very Good |

| Technical specification | Amenities |
|-------------------------|-----------|
|-------------------------|-----------|

Suspended Ceiling, Bicycle racks, HVAC with heat pump, Double electric feed, Openable windows, Changing Rooms, Shower room, 4-pipe fan-coil system, Sound-proof windows, External shading, Air conditioning, Elevators, High quality fit-out, Underground garage, Big ceiling height (3 m), High speed/freight elevator, Own water block, Sprinkler system, UPS,

Card-entry system, 24/7 security service, Reception service, Fitness/gym, In-house café, Kitchenette, Terrace, Display of company logo, Storage rental possibility, Good public transport accessibility,

| Available units | | | | | | |
|-----------------|------------------|-----------|---------|---------|-----------------------------|--------------|
| Name | Type of disposal | Unit type | Floor | Size | Rent | Availability |
| Unit 1 | To let | Office | Floor 4 | 2558 m² | 12.5 €/m²/mo - 13.5 €/m²/mo | |
| Unit 2 | To let | Office | Floor 5 | 1142 m² | 12.5 €/m²/mo - 13.5 €/m²/mo | |
| Unit 3 | To let | Office | Floor 6 | 1705 m² | 12.5 €/m²/mo - 13.5 €/m²/mo | |
| Unit 4 | To let | Office | Floor 7 | 1705 m² | 12.5 €/m²/mo - 13.5 €/m²/mo | |

Confidentiality
The information within this introduction is confidential. The information cannot be fully or partly reproduced, used or passed to anyone without the prior written approval of Robertson Hungary Kft. Neither this brochure, nor any of the details contained herein constitute part of a formal offer and all data should be considered for purposes of information only. Robertson Hungary is not responsible for any loss, material or otherwise, resulting from use of this information.
Prices do not include VAT.

An alliance member of



BNP PARIBAS
REAL ESTATE

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