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# Grand Buda

## 1027 Budapest, Medve u. 4-14

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/296-grand-buda>

Situated in the historic downtown of Buda. Surrounded by landmarks and well served by public transport and local amenities. Office hub with proven tenant retention history: employees like the location, convenient accessibility and appreciate the civic atmosphere. Wide variety of shops, restaurants, fitness centres and other services and entertainment options are available in the vicinity of the office building. Batthyányi Square Market / Shopping mall is only a few minutes away.



Data			
Location	North Buda	Status	Under construction
Completion year	2024 / Q2	Refurbishment year	
Category	A	Number of floors	6

Rental fees/prices			
Office	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Office Service Charge	6 €/m <sup>2</sup> /mo
Parking rent	€/m <sup>2</sup> /mo - €/m <sup>2</sup> /mo		

Areas			
Available GLA	7743 m <sup>2</sup>	Number of parking lots	186
Gross Leasable Are (GLA)	7744.00 m <sup>2</sup>	Common Area Share (CAR)	6.97
Office	101 m <sup>2</sup> - 7743 m <sup>2</sup>		

Details of the property	
Access	Metro: M2 Suburban railway: H5 Trams: 4, 6, 19, 41 Bus: 11, 39, 109, 111
Green certificate	WELL Platinum

4-pipe fan-coil system, Air conditioning, Bicycle racks, Changing Rooms, HVAC with heat pump, Underground garage,

24/7 security service, Surface parking,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Office	Floor 0	989 m <sup>2</sup>	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Available from 2024 Q2
Unit 2	To let	Office	Floor 1	1360 m <sup>2</sup>	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Available from 2024 Q2
Unit 3	To let	Office	Floor 2	1368 m <sup>2</sup>	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Available from 2024 Q2
Unit 4	To let	Office	Floor 3	1369 m <sup>2</sup>	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Available from 2024 Q2
Unit 5	To let	Office	Floor 4	1371 m <sup>2</sup>	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Available from 2024 Q2
Unit 6	To let	Office	Floor 5	1185 m <sup>2</sup>	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Available from 2024 Q2
Unit 7	To let	Office	Floor 6	101 m <sup>2</sup>	22 €/m <sup>2</sup> /mo - 23 €/m <sup>2</sup> /mo	Available from 2024 Q2

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