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# CTPark Budapest Office Campus

## 1097 Budapest, Gubacsi út 6/B.



Datasheet of the property: <https://robertson.makeitonline.hu/en/property/540-ctpark-budapest-office-campus>

Located in the 9th District of Budapest, CTPark Budapest Office Campus is a modern, high-quality, cost-effective mixed-use facility, offering both office- and warehouse-space in the same location. The building is ideal for service centers, software or equipment design, R&D and back-office operations. Flexible floor plans support customization and future expansion. The area offers landscaped gardens, 24-hour security, surface parking spaces, on-site shuttle bus and nearby public transport services. The heated warehouse areas with 6m clear height are optimal for workshops and city logistics operations.

Data		
Location	Status	Existing building
Completion year	/	Refurbishment year

Category	Number of floors
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Rental fees/prices			
Office	12 €/m <sup>2</sup> /mo - 13 €/m <sup>2</sup> /mo	Warehouse	6.5 €/m <sup>2</sup> /mo - 7 €/m <sup>2</sup> /mo
Office Service Charge	2520 Ft/m <sup>2</sup> /mo	Parking rent	€/m <sup>2</sup> /mo - €/m <sup>2</sup> /mo

Min. term of lease	3
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Areas			
Available GLA	4854 m <sup>2</sup>	Number of parking lots	
Gross Leasable Are (GLA)	12000.00 m <sup>2</sup>	Common Area Share (CAR)	

Office	2874 m <sup>2</sup> - 2874 m <sup>2</sup>	Warehouse	1980 m <sup>2</sup> - 1980 m <sup>2</sup>
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Details of the property	
Access	Tram: 2B, 51 HÉV. H6
Green certificate	

Technical specification	Amenities
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Heating/Cooling in the WHS,

Inner garden, 24/7 security service, Surface parking,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Office	BDP4	2874 m <sup>2</sup>	12 €/m <sup>2</sup> /mo - 13 €/m <sup>2</sup> /mo	
Unit 2	To let	Warehouse	BDP4	1980 m <sup>2</sup>	6.5 €/m <sup>2</sup> /mo - 7 €/m <sup>2</sup> /mo	

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Prices do not include VAT.

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