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Madarász Office Park II.

1138 Budapest, Madarász Viktor utca 47-49

Datasheet of the property: <https://robertson.makeitonline.hu/en/property/7-madarasz-office-park-ii>

Madarász Office Park is located in on one of the most beloved part of XIII. District, along Váci Street on the Madarász-Szekszárdi-Tomori Streets bordered area. The office park offers sport and recreational services to creat comfortable working conditions for his tenants. The office space fit-outs satisfy the tenants special needs, according to the highest technical requirements, mind the facilities of the building.



Data

Location	Váci Corridor	Status	Existing building
Completion year	2010 / Q1	Refurbishment year	
Category	A	Number of floors	9

Rental fees/prices

Office	12 €/m ² /mo - 13 €/m ² /mo	Office Service Charge	4.15 €/m ² /mo
Parking rent	65 €/m ² /mo - 90 €/m ² /mo		

Technical specification

4-pipe fan-coil system, Bicycle racks, Double electric feed, Fresh air supply, Openable windows, Raised floor, Suspended Ceiling, Underground garage,

Areas

Available GLA	1859 m ²	Number of parking lots	120
Gross Leasable Are (GLA)	16822.00 m ²	Common Area Share (CAR)	6
Office	104 m ² - 1859 m ²		

Details of the property

Access
 Metro: M3
 Bus: 15, 104, 104A, 105, 121, 122, 178, 196, 196A, 204

Green certificate

Amenities

Inner garden, 24/7 security service, Post office close to the building, Reception service, Fitness/gym, In-house restaurant, Surface parking, In-house café, Terrace, ATM, Conference room for rent, Green Environment,

Available units

Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Office	Floor 0	104 m ²	12 €/m ² /mo - 13 €/m ² /mo	
Unit 2	To let	Office	Floor 1	484 m ²	12 €/m ² /mo - 13 €/m ² /mo	
Unit 3	To let	Office	Floor 1	698 m ²	12 €/m ² /mo - 13 €/m ² /mo	
Unit 6	To let	Office	Floor 6	426 m ²	12 €/m ² /mo - 13 €/m ² /mo	
Unit 7	To let	Office	Floor 7	147 m ²	12 €/m ² /mo - 13 €/m ² /mo	

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Prices do not include VAT.



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