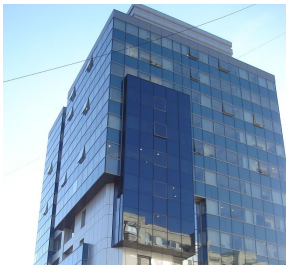


Unirii Blvd

Offices for Sale

### CARACTERISTICS

- ▶ **AREA:** Unirii Blvd
- ▶ **Usable surface:** 9780 sqm
- ▶ **Built surface:** 13246 sqm
- ▶ **Land Surface:** 870 sqm
- ▶ **Parking places:** 65
- ▶ **Construction year:** 2010
- ▶ **Maximum height:** 4S+P+12E



### Layout

Built area: 13.246 sqm

Rentable area: 9.780 sqm

Land plot: 870 sqm

Surface / level: 660-760 sqm/ level;

### DESCRIPTION

The office building available for sale, offers an amazing opportunity to invest in a rented building, with valid contract until 2025, situated in an exceptional location right next to Unirii Square, Unirii Boulevard and Corneliu Coposu Boulevard. The building benefits of easy access to

all means of transportation.

Facilities:

HVAC ( air conditioning/ heating/ cooling system);

sanitary groups and offices/ kitchenette

Phone and PC wiring

alarm system

fire prevention system;

5 elevators;

false ceiling

video surveillance;

Aluminium joinery

65 parking plots

power generator

Rental incomes.