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Oktogon House - Sublease

1062 Budapest, Aradi utca 8-10.

Datasheet of the property: https://www.robertson.hu/en/property/281-oktogon-house-sublease

Oktogon House comprises two office wings accessible by a common entrance. The areas of the two parts are interconnected, and can be combined to meet the demands of major users; this way a total undivided office space of up to 1,200 sqm can be established on each floor. The office building is available for those requiring smaller spaces, too: the smallest lettable office unit is 150 sqm. When planning the building interiors architects took special care to ease the movement of the disabled. There is a multi-storey parking garage connected to the office building, offering 339 parking spaces on 8 storeys, available even for short-term parking by visitors. The real estate is easily accessible both by car and public transport.

Data

Location	Central Pest	**Status**	Existing building
Completion year	/	**Refurbishment year**	
Category	A	**Number of floors**	

Areas

Available GLA	501.1 m^2	**Number of parking lots**	
Gross Leasable Are (GLA)	6700.00 m^2	**Common Area Share (CAR)**	7.48
Office	160.6 m^2 - 501.1 m^2		

Rental fees/prices

Office	14 €/m^2/mo - 14 €/m^2/mo	**Office Service Charge**	5.9 €/m^2/mo
Parking rent	100 €/m^2/mo - 100 €/m^2/mo		

Details of the property

Access	Metro: M1 Tram: 4, 6 Bus: 15, 105
Green certificate	

Technical specification

4-pipe fan-coil system, Diesel generator, Double electric feed, Elevators, External shading, Raised floor, Suspended Ceiling, Underground garage,

Amenities

24/7 security service, Reception service, Visitor parking, Fitness/gym,

Available units

Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	Sublease	Office	Floor 2	160.6 m^2	14 €/m^2/mo - 14 €/m^2/mo	
Unit 2	Sublease	Office	Floor 3	340.5 m^2	14 €/m^2/mo - 14 €/m^2/mo	

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Prices do not include VAT.

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