

Budapest - II. kerület

Codice oggetto: HU24439436



PREZZO D'ACQUISTO: 800.000 EUR • SUPERFICIE NETTA: ca. 206 m²

Codice oggetto: HU24439436 - 1023 Budapest - II. kerület

- **A colpo d'occhio**
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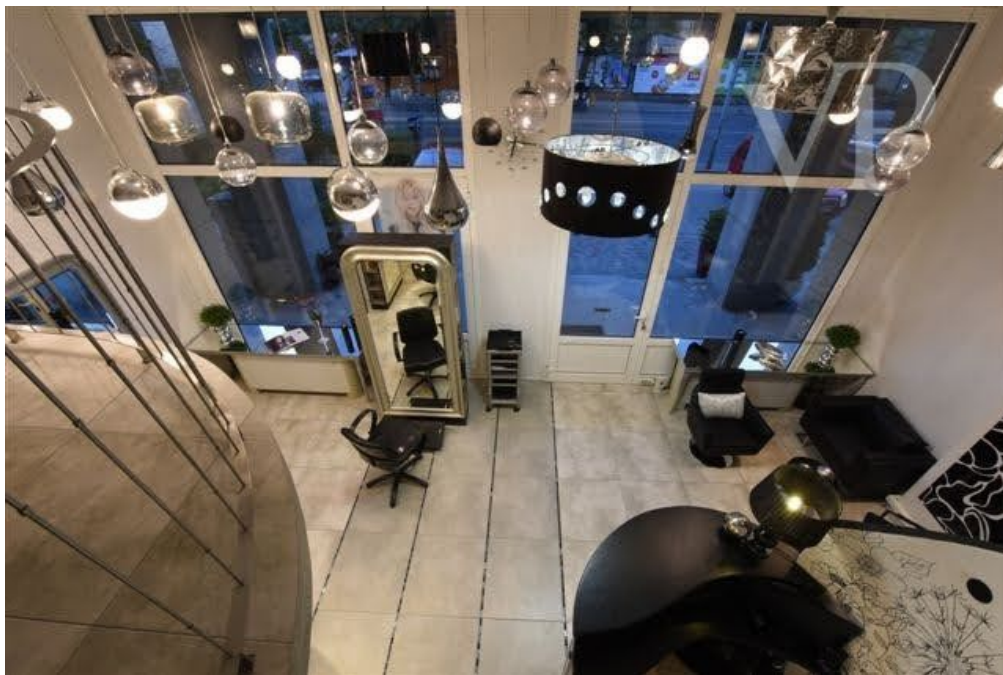
A colpo d'occhio

Codice oggetto	HU24439436
Superficie netta	ca. 206 m²
Piano	1

Prezzo d'acquisto	800.000 EUR
Superficie lorda	ca. 206 m²

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La proprietà



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Una prima impressione

A unique opportunity to become the owner of 216 square meter exclusive, free-use business premises in a prestigious district of Budapest. The huge glass portals are 4 m high, facing the street along their entire length (almost 30 m). Parking available in front of the property, a few steps from the Danube.

The property is located on the ground floor of a premium office building. Offices, restaurants, banks and a shopping center make the area attractive.

Excellent public transport, busy street.

The business premises are regularly maintained, the most recent renovation took place a year ago, with quality and exclusive materials, by a professional contractor. The central cooling-heating system was completely renovated a year ago. The common costs, cooling-heating, hot water, sewage, garbage delivery, total HUF 60-70 thousand per month.

Currently, the business premises are divided into two parts: (A) part: 60 m² (B) part: 96 m² area and 60 m² gallery. The business premises has 5 entrances, so it can be divided in several ways. The ceiling height is 4.5 m.

It is also an excellent investment, as the business premises currently have long-term tenants: (A) premium pet food and (B) a beauty salon.

During the construction, the remains of Roman buildings were discovered, so there are remains of the walls of Roman buildings outside and in a part of the room as well!

Own this great retail! Call now!

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Partner di contatto

Per ulteriori informazioni, si prega di contattare la persona di riferimento:

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