

Commercial/service premises for rental

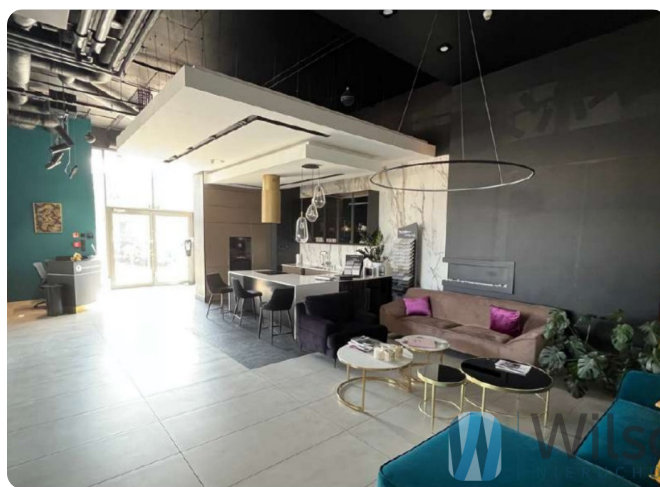
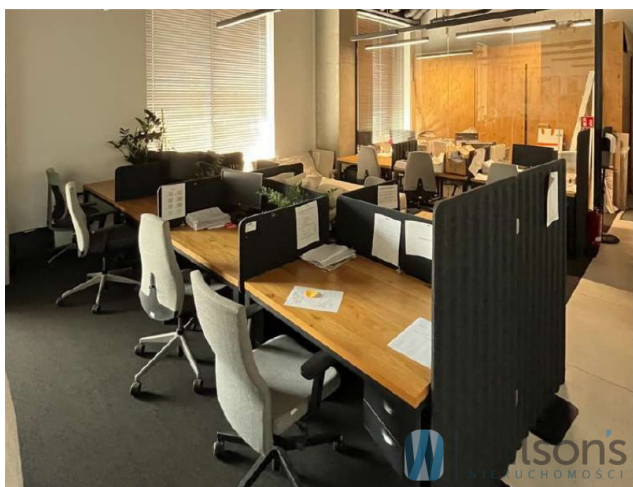
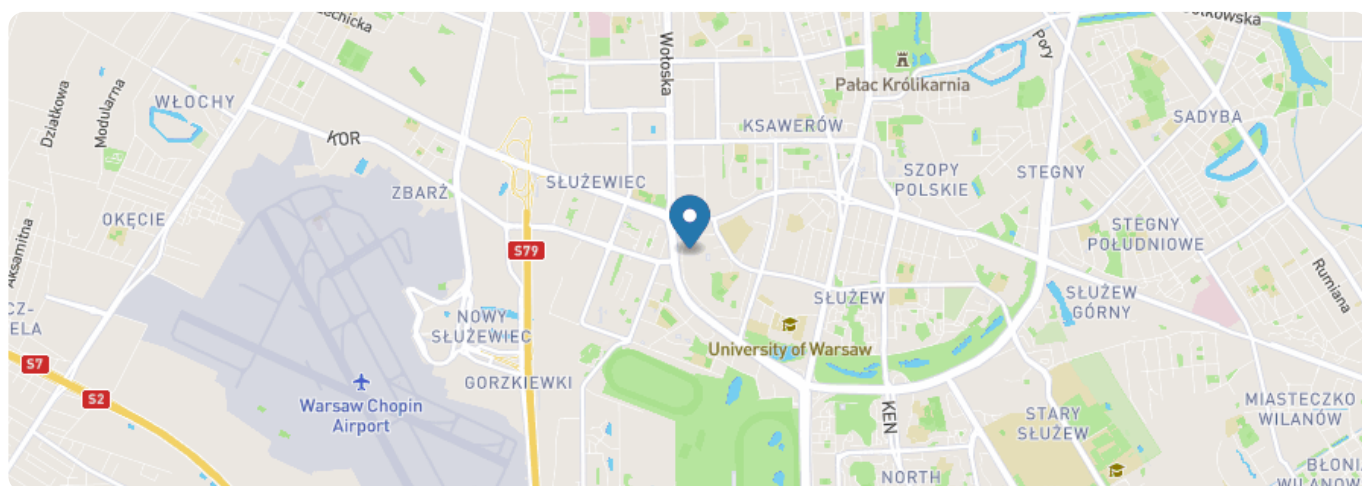
Elegant office 275 sqm vis a vis Galeria Mokotów

275.00 m²

rondo Wincentego Rzymowskiego, Warszawa

25 382,00 PLN / mth.

92,00 PLN / m²



Key informations

Type of transaction: rental

Property type: Commercial/service premises

Market: original

Space: 275,00

Rooms: 1

Rent: 19.00

Available from: 01.05.2024

Commercial purpose: Commercial/service premises

Offer number: WIL574527

Description

WILSON'S COMMERCIAL REAL ESTATE

0% - TENANT DOES NOT PAY COMMISSION

Premises approx. 275m2 in A-class standard, in excellent corner exposure, next to Galeria Mokotów - intersection of Marynarska and Rzymowskiego Street.

Availability: immediately

Advantages:

the premises can be used as an office, showroom, design office, customer service office, etc.
ground floor,
visible from street and busy intersection
Can be freely arranged
very good access to public transport

Excellent location:

- numerous bus and tram stops - all directions
- Access to the airport - 5-7 minutes
- 15 minutes drive to Central Railway Station
- **SKM - stop Warszawa Służewiec**
- **Wilanowska Metro** Station - 3 bus stops
- **Wierzbno** Metro Station - 4 tram stops

Rental cost:

Net area: 275 sqm / Gross area: 288,77 m2

Asking rent: 13 Euro /m2 (approx. 55.90 for 1 Euro = 4.3 PLN)

Operating costs: PLN 32/m2

Additionally, the lessee pays for the consumption of utilities according to the meter

Total rent of **approx. EUR 3,754** + VAT per month (approx. 16,142.20 for 1 euro=4.3)

Total operating costs: **PLN 9,240** + VAT per month

TOTAL FIXED COSTS approx. 25 382,20 PLN + VAT per month

The owner of the building provides additional incentives for the Tenant, depending on the length of the lease:

rent-free periods

a budget for the arrangement of the premises

Among the amenities for Tenants in the building are:

- Café
- Fitness
- Inmedio kiosk
- Wi-Fi in the lobby
- Bike storage (showers and changing rooms for cyclists/runners on level -1, self-repair stations for bicycles as well as free bike rental for tenants)
- The building is pet-friendly

I invite you to a presentation !!!!!

Offer advisor

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Photos

