

Office for rental

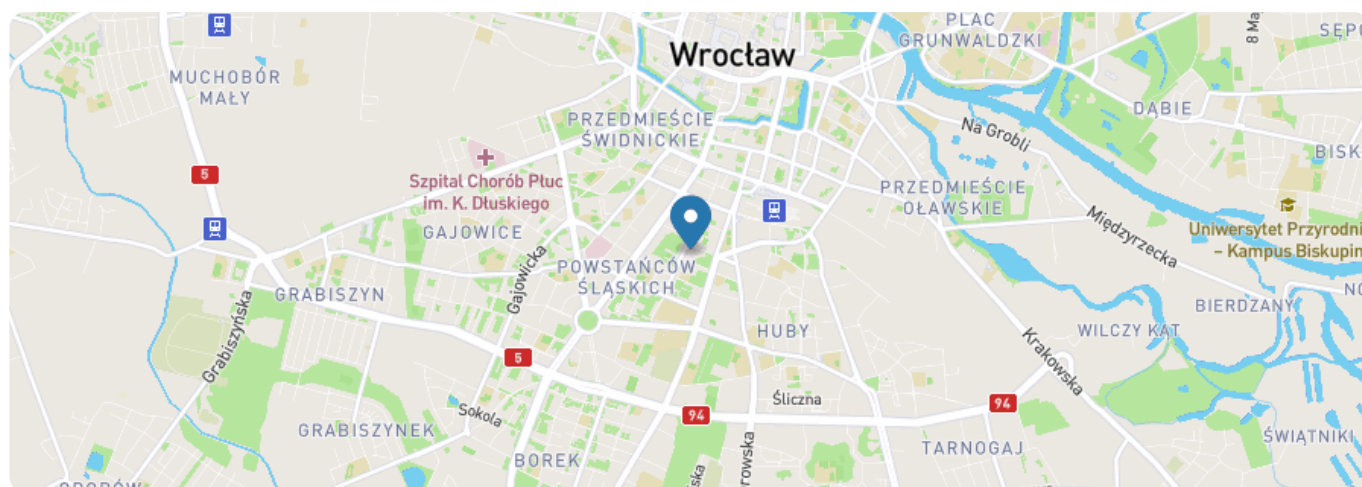
**183 sqm in an office building – near the railway station!**

**183.50 m<sup>2</sup>**

Wrocław

**9 175,00 PLN / mth.**

50,00 PLN / m<sup>2</sup>



# Key informations

**Type of transaction:** rental

**Property type:** Office

**Market:** secondary

**Space:** 183,50

**Rooms:** 5

**Bathrooms:** 2

**Toilets:** 2

**Rent:** 9175.00

**Available from:** 14.12.2020

**Floor:** 3

**Commercial purpose:** Office

**Offer number:** WIL742753

## Description

For rent office premises (183m2) located on the 3rd floor of a modern building situated in the very centre, in the vicinity of THE MAIN STATION.

### SUMMARY OF PREMISES:

large conference room  
two independent rooms  
corridor  
server room  
social/kitchenette  
toilet

Carpeted throughout. Walls painted white.

Air conditioning via fan coils. Double-hung, tilt windows. Entrances to the office through the use of electronic access cards.

The office has been equipped with installations ensuring comfort and safety of use, among others:

- climatic convectors for central heating, air conditioning
- mechanical and gravitational ventilation
- cw l zw
- tele-technical installation with separate power supply system for computer loads
- Structural cabling system for LAN purposes
- Surveillance TV system

- access control system
- fibre optics: FINEMEDIA AND CONECTA
- two independent connections: ORANGE and DIALOG

The building is protected 24 hours a day

rental cost: 50 zł /m2 (to be slightly negotiated)

additional costs:

administrative - 22 zł / m2 (including heating, air-conditioning, waste disposal, water)

energy - according to consumption (separate meter)

The quoted prices are net amounts.

Restaurants and bars nearby for refreshments during breaks.

Multi-storey car park.

Tram and bus stops.

**The photos do not reflect the spaciousness of the premises.**

**We invite you to a presentation!**

## Offer advisor

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## Photos







