



Great, flexible premises 345m<sup>2</sup> in very good area, DOMINANT

Bratislava V - Petržalka - Námestie hraničiarov

**FOR RENT**

**8,00 €/m<sup>2</sup>/Month**

( 2 760 € / month )

+ VAT + utilities

**Property ID: 778568**

**Condition**

**New building:** yes

**Size**

**Number of rooms:** 6

**Usable area:** 345 m<sup>2</sup>

**Total area:** 345 m<sup>2</sup>

**Floor**

1.

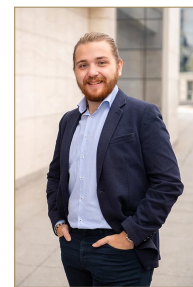
**Elevator:** yes

**Parking**

yes

**Property equipment**

**Internet connection:** optics



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## Property description

**Great, flexible premises 345m<sup>2</sup> in very good area, DOMINANT**

### Disposition:

Total area 345m<sup>2</sup>; situated on the 1st floor of the multifunctional building;

Consist of 3 main units with area of **122,75m<sup>2</sup>**; **114,12m<sup>2</sup>** and **108,48m<sup>2</sup>** + 2x separated office, kitchen and toilettes.

### Equipment:

Spaces can be adjusted and changes by tenants needs; possibility of layout adjustments.

Equipment and furniture on the pictures is included in rent.

optical Internet connection available.

### Location:

Situated in amazing area with complete civic amenities – directly in the building Tesco Express; DM Drogerie, bank, coffe place; in cloe neighborhood restaurants, larger grocery stores, lot of greenery.

Perfect connection by public transport and also by car.

### Price and additional info:

Price 8€ + VAT/m<sup>2</sup>/monthly + utilities 2,50€ + VAT/m<sup>2</sup>/monthly + **real estate agent commission**

In case of interest are available private outdoor parking spots for + 80€ + VAT/monthly or underground parking spots for + 95€ + VAT/monthly.

Suitable for office purposes, dance studio, language school or kindergarten.

**We are looking forward to see you at the viewing!**



Link to property



Video

**flexibilné priestory**  
**flexible spaces**

## Námestie hraničiarov Bratislava V



### LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS

01	PREDSIENĽ/HALL	19,06 m <sup>2</sup>
02	KANCELÁRIA/OFFICE	63,14 m <sup>2</sup>
03	KANCELÁRIA/OFFICE	97,17 m <sup>2</sup>
04	KANCELÁRIA/OFFICE	21,93 m <sup>2</sup>
05	KANCELÁRIA/OFFICE	95,32 m <sup>2</sup>
06	ZASADAČKA/MEETING ROOM	20,56 m <sup>2</sup>
07	KANCELÁRIA/OFFICE	10,78 m <sup>2</sup>
08	KUCHYŇA/KITCHEN	11,96 m <sup>2</sup>
09	UPRATOVANIE/CLEANING SERVICE	2,34 m <sup>2</sup>
10	TOALETY PÁNSKE/TOILETS MEN	9,10 m <sup>2</sup>
11	TOALETY DÁMSKE/TOILETS WOMEN	5,41 m <sup>2</sup>

PLOCHA CELKOM/TOTAL AREA      **356,77 m<sup>2</sup>**



Výmery majú iba informatívny charakter.  
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