

## Calea Victoriei

## Commercial Spaces

### CARACTERISTICS

- ▶ **AREA:** Calea Victoriei
- ▶ **Usable surface:** 1217 sqm
- ▶ **Maximum height:** S+P+4E



### DESCRIPTION

The building is situated on an adjacent street from Romanian Athenaeum area in a very important commercial area. The building is composed from a body building called A and a body building called B. The A building is situated on a main street (frontage at Nicolae Goleescu street) and B - building is in the courtyard. The access is through the gang.

The building is composed from A building + B building

A building:

The A building offered for sale is composed from:

Basement (100 sqm) + ground floor (153 sqm) + 1st Floor (164 sqm) + 2nd Floor (192 sqm) + 3rd Floor (265 sqm);

The total area for A building: 874 sqm;

In A building, on the ground floor, 1st floor and 2nd floor there are 3 apartments which belongs to some other owners (one apartment/floor);

B building:

This body building is composed from GF+4F (one apartment/floor ) and the surface offered for sale is the following:

Ground floor (25 sqm) form 80 sqm total/floor + 1st Floor (80 sqm) + 2nd Floor (80 sqm) + 3rd Floor (80 sqm) + 4th Floor (78 sqm);

Total surface of B building: 343 sqm;

They sell the company which owns the building.

The building wasn't included in any category of seismic risk and is not a heritage building.