REGATTA
THE REAL ESTATE COMPANY
SINCE 1993

eRGT40454
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Romana Square | Commercial Spaces

CARACTERISTICS

- **AREA**: Romana Square
- **Usable surface**: 2391.05 sqm
- **Built surface**: 2829 sqm
- **Land Surface**: 746.59 sqm
- **Maximum height**: P+2E+3 retras









DESCRIPTION

The building offered for sale was built in 2019 and is located in Piata Romana area, with direct access in bd. Magheru.
The building has multiple facilities and uses within it, and is suitable for various activities.
The property is disposed on Ground floor + 2 floor + 3 withdrawn
Above the 3rd floor there is an uncovered terrace of 535 sqm where a restaurant can be arranged.
Facilities:
Own gas central heating and centralized system;
3 elevators;
2 access stairs;
The surfaces are open spaces;
All installations are new;
The building was authorized with a mixed destination: commercial on the ground floor
Offices on the 1st floor
Offices and residential upstairs on the 2nd floor
Residential on the 3rd floor.
At this point the building is partially finished.
On the 2nd floor are arranged and furnished 7 hotel rooms, and on the 3rd floor there are 16.
Total usable area: 2391.05 sqm
Land area: 746.59 sqm
Total area: 2829 sqm
Surface built on the ground: 746.59 sqm
Uncovered terrace surfaces: 656.5 sqm

*Receiving this presentation represents your agreement that any negotiation regarding this property to take place through the agency of a Regatta rep