REGATTA
THE REAL ESTATE COMPANY
SINCE 1993

eRGT41232
View this offer online

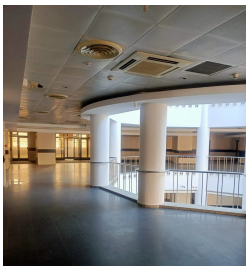
Ploiesti | Commercial Spaces for Rent

CARACTERISTICS

- **AREA**: Ploiesti
- **Usable surface**: 6338 sqm
- **Land Surface**: 1127 sqm
- **Construction year**: 1997
- **Maximum height**: S+D+P+6E









DESCRIPTION

Exceptional Opportunity – Multifunctional Commercial Space for Rent
Prime central location in Ploie?ti with outstanding commercial visibility.
Suggested uses: shopping center, medical clinic, fitness center, casino, office spaces, or residential units.
The building can be customized and partitioned according to specific needs and is available for rent either in full or by individual floors.
Key Technical Data:
Year of completion and commissioning: 1997
Building footprint: 1,002 sqm
Total land area: 1,127 sqm (leased under a 99-year concession agreement)
Total underground built area: 2,053 sqm
Net underground usable area: 1,640 sqm
Net aboveground usable area: 4,699 sqm
Total net usable area: 6,338 sqm
Maximum building height: 27.65 m
Interior ceiling heights:
Ground floor: 3.75 m
1st floor: 3.35 m
Floors 2 to 5: 3.60 m
6th floor: 2.75 m
Installed electrical power: 610 kW (single and three-phase) with extension possibility
Own backup generator: 200 kVA
Connected to Ploie?ti's central heating network
Own water management system
Private parking: 25 spaces
24/7 surveillance and security

REGATTA® - Leader of Romanian Real Estate Brands
Phone: 021.232.90.12, 021.232.90.88 /// E-mail: office@regatta.ro

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