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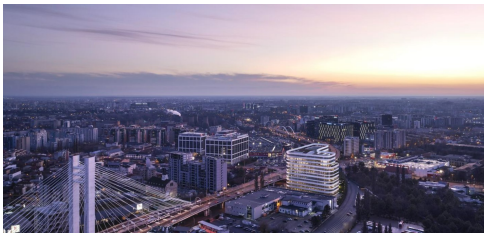
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Soseaua Orhideelor

CARACTERISTICS

- **AREA**: Soseaua Orhideelor
- **Usable surface**: 30000 sqm
- **Maximum height**: 2S+P+10E









Layout

Total leasable area: 30,000 sqm

Typical floor plate: 2,950 sqm

Amenities:

Ground floor retail spaces

2,500 sqm landscaped green area

366 parking spaces

Electric vehicle charging stations

Bicycle parking and on-site showers

DESCRIPTION

Office Spaces for Lease – The Arc, Basarab – Orhideelor Area, Bucharest
The Arc is a modern business hub located in one of Bucharest's fastest-developing areas – Basarab – Orhideelor. The property benefits

from excellent public transport connectivity, with easy access to two metro stations and quick links to Victoriei Square and the city center. Its proximity to the Regie student district also provides access to a strong talent pool.
Building Features:
LEED Platinum certified building
Clear height: 3 m
Raised floor system
BMS (Building Management System)
Advanced HVAC with radiant ceiling system
High-performance façade
High-speed, high-capacity elevators
Modern fire detection and safety systems
The Arc is an ideal choice for companies seeking sustainable, high-quality office space in a well-connected and rapidly growing business district.

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