

Calea Dorobantilor

5 rooms

CARACTERISTICS

- ▶ **AREA:** Calea Dorobantilor
- ▶ **Usable surface:** 118 sqm
- ▶ **No. of Rooms:** 5
- ▶ **No. of Bathrooms:** 2
- ▶ **Parking places:** 3
- ▶ **Floor:** P+M



FINISHES/EQUIPMENT

- ▶ **Furniture:** Furnished, With Utilities

DESCRIPTION

The space is located on the ground floor and mezzanine of an interwar building in the Perla area, with immediate access to Calea Dorobanti and numerous points of interest.

Regatta offers for lease a truly distinctive office space, located in an Art Deco interwar building known as the "Casa Paun", a name inspired by the famous peacock bas-relief on the façade, beneath the skylight.

Formerly the studio of sculptor Mac Constantinescu, the property retains numerous traces of his artistic activity, including models, busts and bas-reliefs created by one of the most important Romanian sculptors of the interwar period. Among these are the plaster models of the decorative panels designed by Mac Constantinescu for the Ministry of Foreign Affairs Palace, now Victoria Palace. Originally made of Carrara marble, these panels were lost during the 1944 bombings. Each decorative panel, approximately 15 metres high, featured three rows of reliefs depicting allegorical figures, accompanied by Latin inscriptions representing themes such as agriculture, commerce, culture, geography, history, inventiveness, ingenuity and abundance.

One of the property's most spectacular features is the ceiling of the upstairs office, made of hammered copper and decorated with symbols and motifs inspired by both the Western and Chinese zodiacs.

The space is arranged over the ground floor and mezzanine, offering a usable area of 118 sqm, within a low-rise building located on a quiet street, set back from Calea Dorobanti.

The property is offered for lease fully furnished and equipped, featuring a comfortable layout and classic finishes, including parquet flooring, ceramic tiles, insulated windows and interior wooden doors.

Thermal comfort is ensured by an independent central heating system, while cooling is provided by air conditioning. The space also

benefits from low maintenance costs.

Access is available both directly from the street and via the building's main staircase.

The property benefits from three parking spaces: two located alongside the front of the building and a third situated at the corner of the property, facing the adjacent street.

The location is excellent, providing quick access to Calea Dorobanti, Piata Romana, Caderea Bastiliei, Piata Lahovari and Dacia Boulevard, as well as Piata Romana metro station. ASE University, restaurants, cafés and numerous urban amenities are all located within close proximity.

A rare property where interwar architecture, art history and office functionality come together in a space with a truly distinctive identity.

3,000 EUR

0.04 BITCOIN

1.25 ETHEREUM

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