

# AVISON YOUNG

1113 Bocskai út 134 - 146  
Budapest

## Dorottya Udvar

- 'A' quality building
- Flexible offices from 300 sq m
- Floor-to-ceiling windows
- Above-average ceiling (3.9 m net)
- Creative environment
- Terrace opportunity



566 parking spaces



Bicycle storage, changing room  
and shower



BREEAM Excellent Certification



AA Energy Certificate

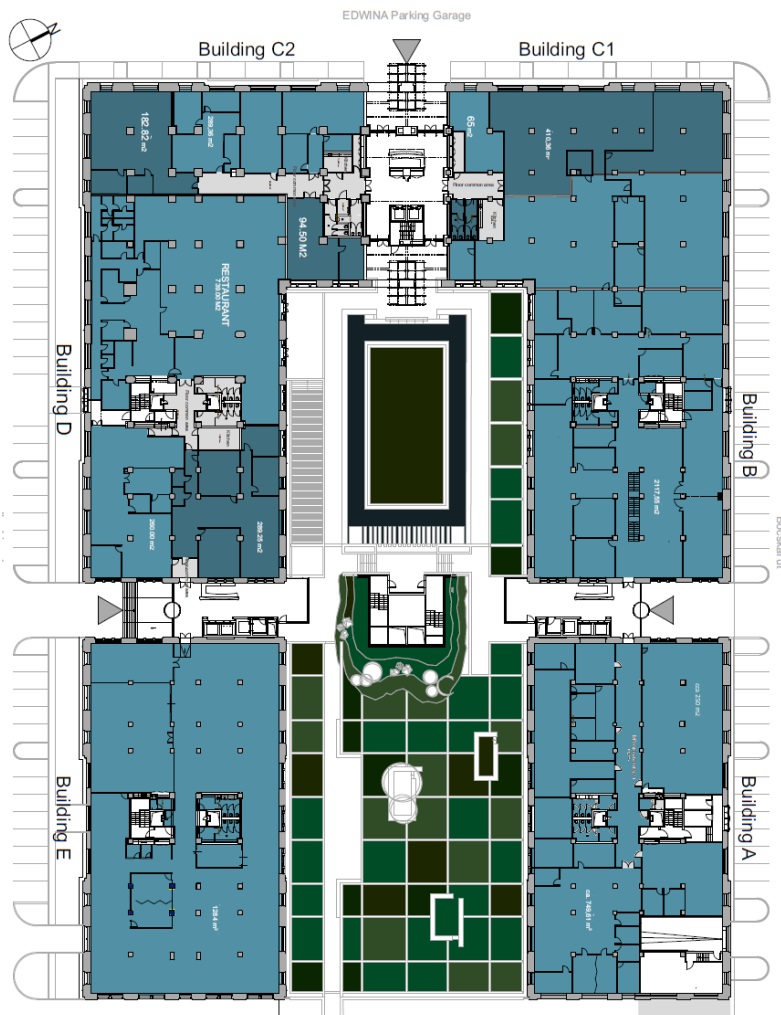


Restaurant with inner garden,  
free Wifi and terrace

Get more  
information

Szombati Károly  
Associate  
+36 30 080 4077

[avisonyoung.com](http://avisonyoung.com)



## Available services

Bus service for everyone

Car wash

Free guest parking

Conference room

Free Wi-Fi in the garden

Bicycle storage, changing room and shower

## Technical specifications

24-hour security

HVAC 4-pipe fan coil

Openable windows

Suspended ceiling

Double electric feed

Raised floor

High floor units

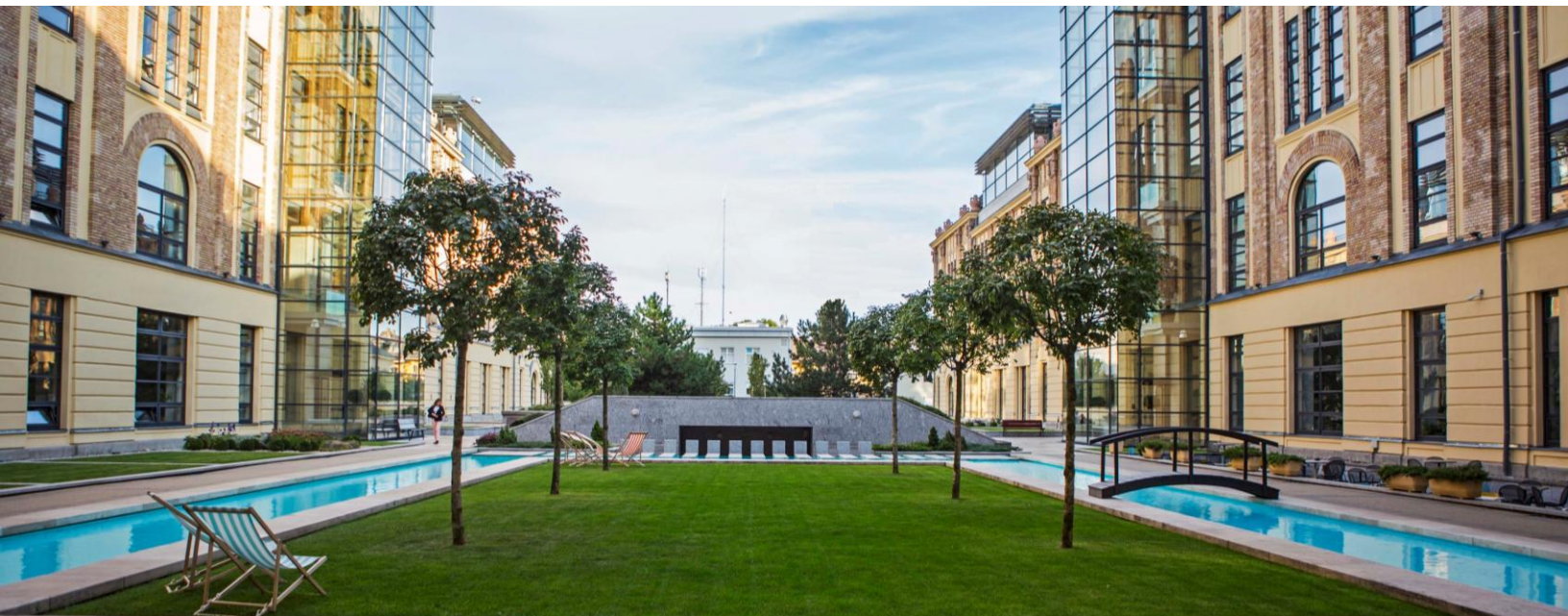
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## Get more information

Asking office rent € 13.50 – 14.50 / sq m / month

Service charges € 6.70 / sq m / month

Parking rent € 75 / 80 / 110 / lot / month

Storage rent €8.00 / sq m / month

Common Area Ratio 5.61%

 Buses: 53, 108E, 139, 140, 140A, 150, 212, 240

 Trams: 17, 19, 47, 48, 49, 56A, 61

 Free bus from Moricz Zsigmond körtér to DU

 4 Metro line: M4

 Allee  Újbuda Center  Etele Plaza



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**Let's Talk**

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