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# Bright Site Offices

## 2040 Budaörs, Liget utca 1.

Datasheet of the property: <https://robertson.hu/en/property/104-bright-site-offices>

The Bright Site Offices in Budaörs comprises 5 office blocks on a several-hectare area, with more than 6,000 m2 of office space available for rent. The office park is located in the heart of Budaörs, in a green area, at the junction of Liget Street and Puskás Tivadar Street, in a location with excellent infrastructure. In the middle of each building there is an access core with a lift and adjacent water blocks, so that each floor can be divided into sections with a minimum of common area. Under the courtyard, which is surrounded by the office buildings, there is a 98-space underground garage, and also a 47-space surface car park.



Data			
<b>Location</b>	Periphery	<b>Status</b>	Existing building
<b>Completion year</b>	2010 /	<b>Refurbishment year</b>	
<b>Category</b>	A	<b>Number of floors</b>	3

Rental fees/prices			
<b>Office</b>	8 €/m <sup>2</sup> /mo - 10 €/m <sup>2</sup> /mo	<b>Office Service Charge</b>	2000 Ft/m <sup>2</sup> /mo
<b>Parking rent</b>	35 €/m <sup>2</sup> /mo - 60 €/m <sup>2</sup> /mo		

Areas			
<b>Available GLA</b>	868.8 m <sup>2</sup>	<b>Number of parking lots</b>	147
<b>Gross Leasable Are (GLA)</b>	6100.00 m <sup>2</sup>	<b>Common Area Share (CAR)</b>	
<b>Office</b>	54.5 m <sup>2</sup> - 868.8 m <sup>2</sup>		

Details of the property	
<b>Access</b>	Highways: M1, M7 Bus: 40, 40E, 88,140,140A,140B,188E,240E,272,287,287A. +private bus
<b>Green certificate</b>	

Technical specification	Amenities
4-pipe fan-coil system, Openable windows, Raised floor, Underground garage, Suspended Ceiling, Bicycle racks, Air conditioning, Elevators, Changing Rooms, Flexible layout, Shower room,	Card-entry system, Free parking area, 24/7 security service, Reception service, Visitor parking, In-house restaurant, Surface parking, In-house café, Conference room for rent, Green Environment, Display of company logo, Storage rental possibility,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
D6 - Unit 1	To let	Office	Floor 1	177 m²	8 €/m²/mo - 10 €/m²/mo	
D6 - Unit 2	To let	Office	Floor 2	278.3 m²	8 €/m²/mo - 10 €/m²/mo	
D6 - Unit 3	To let	Office	Floor 4	54.6 m²	8 €/m²/mo - 10 €/m²/mo	
D7 - Unit 1	To let	Office	Floor 2	58.8 m²	8 €/m²/mo - 10 €/m²/mo	
D7 - Unit 2	To let	Office	Floor 4	54.5 m²	8 €/m²/mo - 10 €/m²/mo	
D8 - Unit 1	To let	Office	Floor 1	245.6 m²	8 €/m²/mo - 10 €/m²/mo	

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