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Focus Point

1074 Budapest, Dohány u. 12-14.

Datasheet of the property: <https://robertson.hu/en/property/226-focus-point>

The Focus Point Office Building in the centre of Budapest offers 7200 sqm of high quality office space on 7 floors, with plenty of natural light streaming in through the atrium. The two-building office building has an underground car park with 84 parking spaces for the convenience of employees. The listed building complex is perfectly in harmony with the historic downtown environment, but the interior is very modern.



Data			
Location	Central Pest	Status	Existing building
Completion year	2000 / Q1	Refurbishment year	2008
Category	B	Number of floors	8

Rental fees/prices			
Office	13.5 €/m ² /mo - 13.9 €/m ² /mo	Retail	13.9 €/m ² /mo - 25.9 €/m ² /mo
Office Service Charge	4.9 €/m ² /mo	Parking rent	130 €/m ² /mo - 130 €/m ² /mo

Areas			
Available GLA	2290.5 m ²	Number of parking lots	84
Gross Leasable Are (GLA)	8052.00 m ²	Common Area Share (CAR)	8.5
Office	70.5 m ² - 2025.5 m ²	Retail	66 m ² - 265 m ²

Details of the property	
Access	Metro: M1, M2, M3 Trolley: 74 Bus: 5,7,8, 8A, 112, 133, 133E, 178, 233E, 23 M3 replacement bus Tram: 47, 49
Green certificate	

Technical specification	Amenities
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2-pipe fan-coil system, Bicycle racks, Fire alarm system, Optical cabling, Own water block, Raised floor, Sprinkler system, Suspended Ceiling, BMS (Building Management System), Fresh air supply, Air conditioning, Elevators, Underground garage, Openable windows,

Card-entry system, In-house property management, 24/7 security service, CCTV camera system, Reception service, Visitor parking, In-house restaurant, In-house café, Kitchenette, Terrace, ATM, Display of company logo, Complete Property Management, Storage rental possibility, Good public transport accessibility,

Available units						
Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Retail	Basement	199 m ²	13.9 €/m ² /mo - 13.9 €/m ² /mo	
Unit 2	To let	Retail	Floor 0	66 m ²	25.9 €/m ² /mo - 25.9 €/m ² /mo	
Unit 3	To let	Office	Floor 1	70.5 m ²	13.5 €/m ² /mo - 13.9 €/m ² /mo	
Unit 4	To let	Office	Floor 2	215 m ²	13.5 €/m ² /mo - 13.9 €/m ² /mo	
Unit 5	To let	Office	Floor 2	723 m ²	13.5 €/m ² /mo - 13.9 €/m ² /mo	
Unit 6	To let	Office	Floor 3	126 m ²	13.5 €/m ² /mo - 13.9 €/m ² /mo	
Unit 7	To let	Office	Floor 4	139 m ²	13.5 €/m ² /mo - 13.9 €/m ² /mo	
Unit 8	To let	Office	Floor 6	250 m ²	13.5 €/m ² /mo - 13.9 €/m ² /mo	
Unit 9	To let	Office	Floor 6	502 m ²	13.5 €/m ² /mo - 13.9 €/m ² /mo	

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