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# HOP Technology Office Park

## 1143 Budapest, Hungária krt. 126-132.

Datasheet of the property: <https://robertson.hu/en/property/579-hop-technology-office-park>

The office park comprises valuable structures, and is currently home to 8 buildings. These include a number of buildings under industrial monument protection, renovated in efficient, sustainable ways, as well as A-category office buildings. The technical features of the prestigious industrial buildings allow the creation of design offices and the installation of other supplementary functions (warehouse, laboratory, test facility, servers, document storage etc.). With a total floor space of 38,000 sq m, the buildings of the office park are interconnected and provide tenants an opportunity for continuous expansion. Tenants may choose from flexible lease conditions, fees and durations, as well as from among several rental space functions.

Pedestrians may access the office park on foot via 5 entrances from the Hungária ring road and from Gizella road.

Thanks to its location close to the city centre and its intensively landscaped green areas, the buildings of HOP Technology Office Park provide a harmonious working environment for high-tech companies seeking for efficient office and lab solutions, or for young businesses in need of creative and inspiring office settings.



### Data

<b>Location</b>	Central Pest	<b>Status</b>	Existing building
<b>Completion year</b>	2024 / Q1	<b>Refurbishment year</b>	
<b>Category</b>	A	<b>Number of floors</b>	5

### Areas

<b>Available GLA</b>	2083 m <sup>2</sup>	<b>Number of parking lots</b>	
<b>Gross Leasable Are (GLA)</b>	38000.00 m <sup>2</sup>	<b>Common Area Share (CAR)</b>	8
<b>Office</b>	403 m <sup>2</sup> - 2083 m <sup>2</sup>		

## Rental fees/prices

<b>Office</b>	11 €/m <sup>2</sup> /mo - 13.5 €/m <sup>2</sup> /mo	<b>Office Service Charge</b>	2110 Ft/m <sup>2</sup> /mo
<b>Parking rent</b>	80 €/m <sup>2</sup> /mo - 80 €/m <sup>2</sup> /mo	<b>Min. term of lease</b>	5

## Details of the property

<b>Access</b>	Metro: M1, M2, M4 Bus: 7, 7E, 108E, 8E, 133E, 110, 112 Tram: 1 Trolleybus:74, 75
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## Green certificate

## Technical specification

Bicycle racks, Changing Rooms, Elevators,

## Amenities

Card-entry system, Inner garden, Reception service, Visitor parking, Fitness/gym, In-house restaurant, In-house café, Terrace, Conference room for rent, E-car charger,

## Available units

Name	Type of disposal	Unit type	Floor	Size	Rent	Availability
Unit 1	To let	Office	Floor 0	403 m <sup>2</sup>	11 €/m <sup>2</sup> /mo - 11 €/m <sup>2</sup> /mo	Available: 6 months
Unit 2	To let	Office	Floor 1	635 m <sup>2</sup>	11 €/m <sup>2</sup> /mo - 11 €/m <sup>2</sup> /mo	
Unit 3	To let	Office	Floor 2	1045 m <sup>2</sup>	13.5 €/m <sup>2</sup> /mo - 13.5 €/m <sup>2</sup> /mo	

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