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## Office space

📍 Swan Office Park, Pipera OMV Rond,  
Bucharest / Ilfov

**2,703 EUR +VAT / month**

Web Reference  
**#108096**



<https://blissimobiliare.ro/index.php/en/office-space-for-rent-iancu-nicolae-pipera-bucharest-ilfov-108096> (<https://blissimobiliare.ro/index.php/en/office-space-for-rent-iancu-nicolae-pipera-bucharest-ilfov-108096>)

## Description

**Swan Office & Technology Park - Kingston Building, 5th Floor - 246 sqm**

## Modern design, efficiency, and premium amenities

Located on the 5th floor of the Kingston Building, part of the Swan Office & Technology Park, this elegant 246 sqm office space combines functionality, comfort, and a modern corporate image within a Class A environment.

The space enjoys generous natural light, a flexible layout, and contemporary finishes. Delivered Fully Fitted, it features a suspended ceiling, raised floor, zoned HVAC system, structured cabling, disabled access, and an integrated Building Management System (BMS).

The configuration allows for complete flexibility, whether the tenant requires an open space layout or a partitioned office setup.

### Key Features:

- Total area: 246 sqm
- Floor: 5th
- Delivery: Fully Fitted / Customizable Open Space
- Premium finishes, suspended ceiling, and raised floor

- High-speed elevators, backup generator, and disabled access
- Parking ratio: 1 space / 60 sqm
- Building height: B+GF+6F
- Completion year: 2011
- Class A certified office building

**About the Complex:**

Swan Office & Technology Park is a modern business park located in North Bucharest, on Șoseaua București Nord, close to DN1 and the A3 motorway. The complex comprises three main buildings – Windsor, Kingston, and Henley – offering Class A office spaces, landscaped green areas, restaurants, cafés, and generous parking facilities.

Designed to provide a sustainable and efficient business environment, the park benefits from advanced technical infrastructure and excellent connections to nearby business and residential areas such as Pipera, Voluntari, and Băneasa.

**Accessibility:**

The complex offers direct access to DN1, A3 Highway, and Henri Coandă International Airport, being well connected to public transportation and major routes in North Bucharest.



Property details

Constructed surface	246m²
Building type	Block
Year built	2010
Year renovated	2020
State	Finished
Elevator	Yes
Common service charges	909.00 EUR

Amenities

-  Not furnished
-  Building heating
-  Suitable for office



## Location



## Photos

