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Updated on 29 February 2024

## office space

📍 One Cotroceni Park, Cotroceni, Bucharest

**10,042 EUR +VAT / month**

Web Reference

**#121125**



<https://blissimobiliare.ro/index.php/en/office-space-for-rent-cotroceni-bucharest-121125>  
[\(https://blissimobiliare.ro/index.php/en/office-space-for-rent-cotroceni-bucharest-121125\)](https://blissimobiliare.ro/index.php/en/office-space-for-rent-cotroceni-bucharest-121125)

### Description

Class A office space, 608 sqm, located on the 6th floor in One Cotroceni Park.

One Cotroceni Park is one of the main mixed real estate projects in Bucharest, developed on an area of 58.000 m<sup>2</sup> on the edge of the capital city centre, in the Cotroceni area, opposite the Military Academy.

The project is located between Progresului Street and Sergeant Nutu Ion Street, opposite the new metro station Academia Militara, at a distance of 600 meters from Cotroceni Palace.

One Cotroceni Park is located adjacent to the Razoare intersection, the meeting point of 6 major arteries providing a direct connection to the central area (Bulevardul Eroilor), the west of the capital (Bulevardul Timisoara, Drumul Taberei - Drumul Sarii), the north (Bulevardul Geniului - Basarab Bridge) and the south (Strada Progresului, Soseaua Panduri).

Public transport includes direct underground access to the Academia Militara metro station (new M6 line) and a generous number of bus and tram lines/stops located in the immediate vicinity (2-5 minutes walk).

One Cotroceni Park includes 3 office buildings and 9 residential buildings with 800 apartments, served by a commercial area of 20.000 m<sup>2</sup>, large green areas and underground parking spaces exclusively.

The office spaces have top class A specifications, including a clear floor height of 3 meters, BMS, suspended ceiling with sound protection, floating floor, HVAC, sprinklers, opening windows, green areas on terraces, facilities for cyclists (parking, showers and changing rooms) etc., the project is

planned to obtain LEED Platinum and WELL certifications.



## Property details

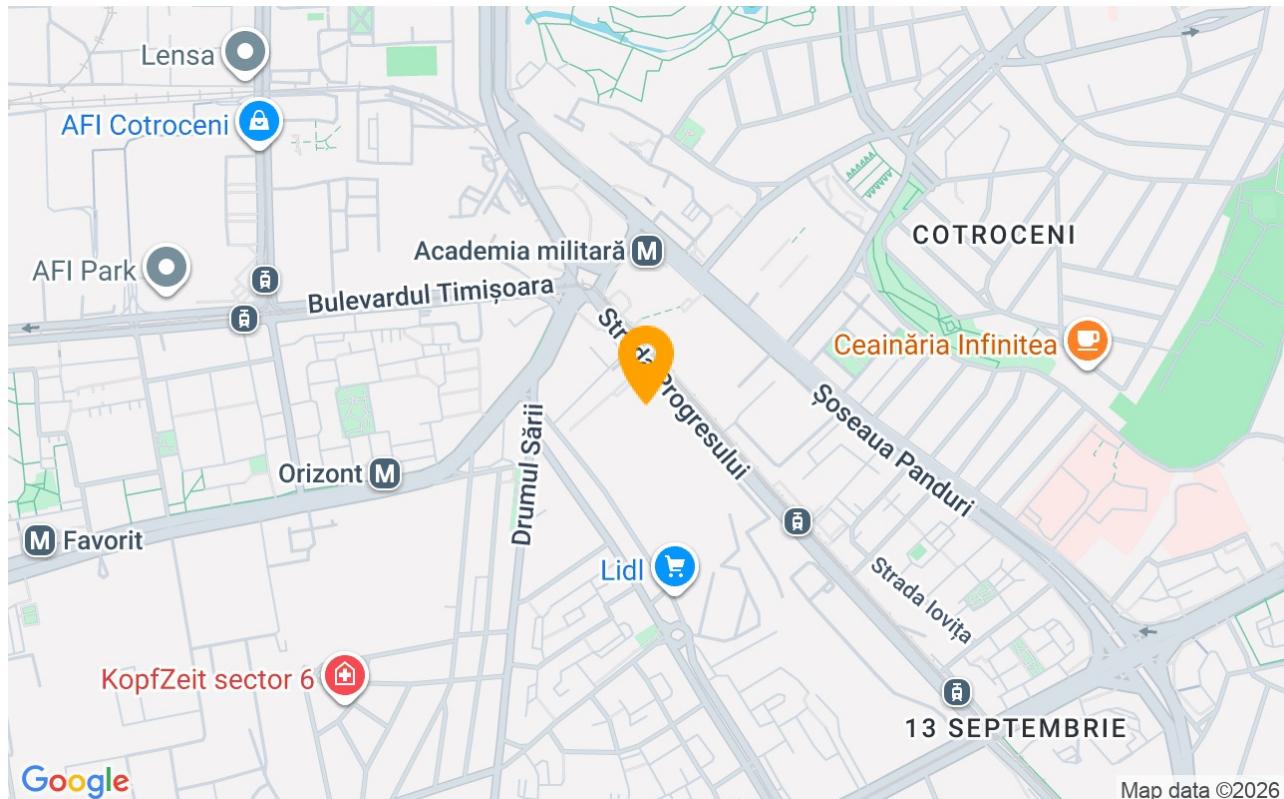
<b>Constructed surface</b>	609m <sup>2</sup>
<b>Kitchens no.</b>	1
<b>Bathrooms no.</b>	1
<b>Building type</b>	Block
<b>Year built</b>	2023
<b>Balconies no.</b>	1
<b>State</b>	Finished
<b>Elevator</b>	Yes
<b>Parking inside</b>	10
<b>Common service charges</b>	2130.00 EUR

## Amenities

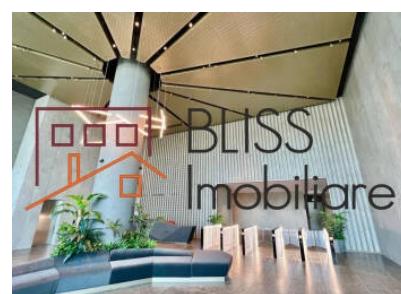
 Equipped kitchen	 Not furnished	 Building heating
 Suitable for office	 Air conditioning	



## Location



## Photos



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