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## office space

📍 Green Gate, Parcul Sebastian, Bucharest

**3,141 EUR +VAT / month**

Web Reference

**#142747**



<https://blissimobiliare.ro/index.php/en/office-space-for-rent-parcul-sebastian-bucharest-142747>  
[\(https://blissimobiliare.ro/index.php/en/office-space-for-rent-parcul-sebastian-bucharest-142747\)](https://blissimobiliare.ro/index.php/en/office-space-for-rent-parcul-sebastian-bucharest-142747)

## Description

### Office Space for Lease - Green Gate

*5th Floor | 226 sqm | Open space | Available Immediately*

On the 5th floor of Green Gate, a 226 sqm office space is available in an open space layout, ideal for companies seeking a modern and flexible office in a Class A building.

### About the Building

Green Gate is a Class A office building, delivered in 2014, located in central Bucharest, on Tudor Vladimirescu Boulevard.

- Only 200 m from the intersection with George Coșbuc Boulevard (Chirigiu Square), with direct access to Unirii Square (2 km away).
- Excellent car access - Tudor Vladimirescu Blvd. has 3 lanes each way.
- Public transport: tram and bus stations at Chirigiu Square + dedicated shuttle bus to Unirii Square.

### Building Specifications

- Total leasable area: 27,500 sqm
- Ground floor + 11 upper floors
- Typical floor plate: 2,500 sqm
- 450 parking spaces across 4 underground levels

- BREEAM certified

## **Key Benefits**

- Modern 226 sqm office space, ideal for small to medium teams
- Open space layout, customizable
- Class A building with BREEAM certification
- Excellent car access and public transport links
- Immediate availability



## Property details

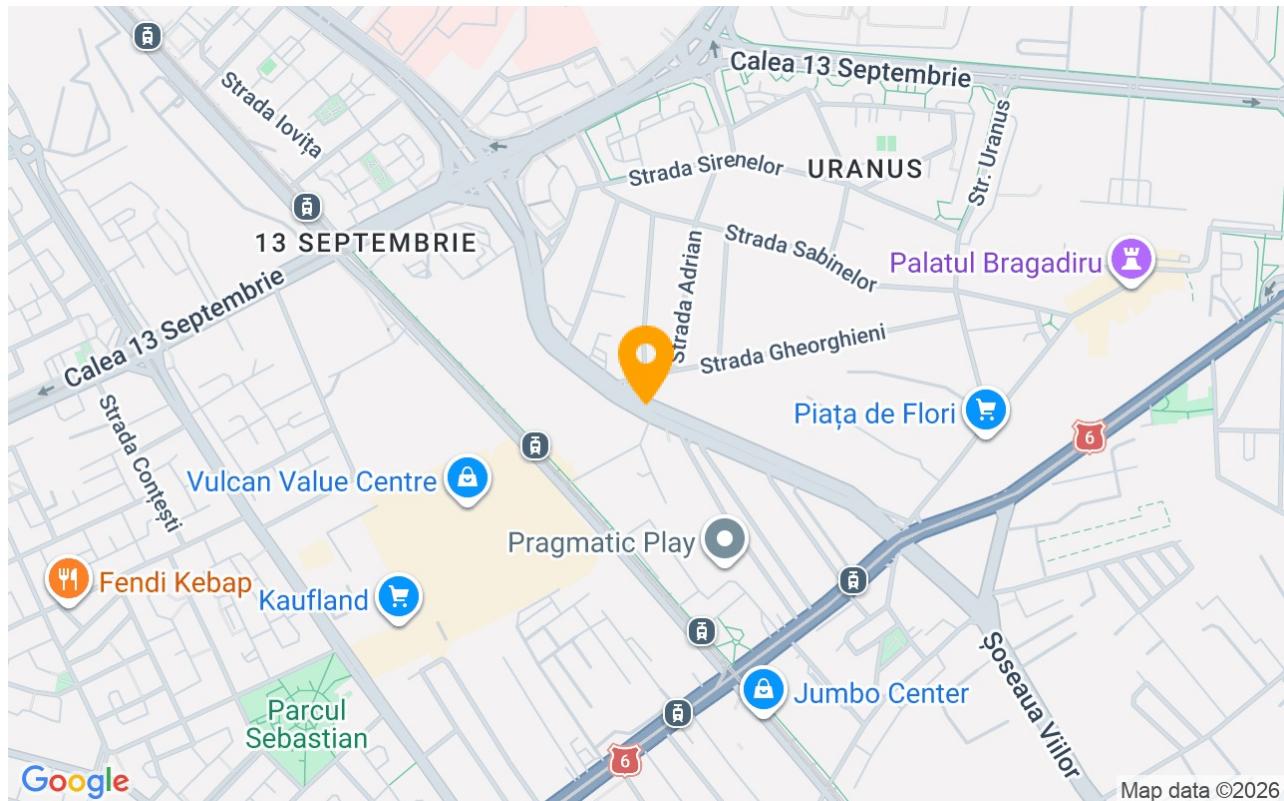
<b>Useable surface</b>	226m <sup>2</sup>
<b>Building type</b>	Block
<b>Year built</b>	2014
<b>State</b>	Finished
<b>Elevator</b>	Yes
<b>Parking inside</b>	450
<b>Common service charges</b>	1213.62 EUR

## Amenities

-  Not furnished
-  Building heating
-  Suitable for office
-  Air conditioning



## Location



## Photos

