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Office space

📍 Sema Parc OB152, Semanatoarea, Bucharest

2,236 EUR +VAT / month

Web Reference
#143289



OB.152 Scara B Et.2 Dreapta S= 263 MP



<https://blissimobiliare.ro/index.php/en/office-space-for-rent-semanatoarea-bucharest-143289>
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Description

Sema Parc - OB152, 2nd Floor, 263 sqm

Strategic location in western Bucharest

Modern, flexible office space available immediately

On the 2nd floor of OB152 Building – Sema Parc, a 263 sqm office space is now available, designed to meet the needs of companies looking for a professional, adaptable, and strategically located workspace in western Bucharest.

The office stands out through its flexible layout, which can be tailored for open-plan setups, private offices, or meeting rooms. The fully glazed façade ensures abundant natural light, creating a pleasant and productive working environment.

As part of a Class B office building, the space offers state-of-the-art infrastructure and optimized operational costs.

Features and specifications

- 263 sqm on the 2nd floor
- Immediately available
- Raised floors for cabling and IT infrastructure
- Suspended ceilings with energy-efficient LED lighting

- 4-pipe HVAC system with zoned climate control
- High-speed elevators and 24/7 secure access
- Building Management System (BMS)
- Modern common areas and access to on-site facilities (cafés, restaurants, green spaces)

Key benefits for tenants

- Flexible fit-out – ideal for small to medium teams or executive offices
- Professional image in a Class B office building
- Excellent access to metro and urban infrastructure
- Modern business hub with integrated lifestyle services

Location

OB152 is located within Sema Parc, in Bucharest's central-west area, one of the most connected business zones in the city:

- 3 minutes walking to Petrache Poenaru metro station
- Direct access to Splaiul Independenței, Iuliu Maniu Blvd., and Basarab Bridge
- Fast connections to downtown and northern office hubs (Victoriei, Floreasca, Pipera)
- Excellent public transport: metro, tram, bus

The 263 sqm office space on the 2nd floor of OB152 – Sema Parc is the perfect choice for companies looking for a modern, efficient, and strategically positioned office in one of Bucharest's leading business parks.

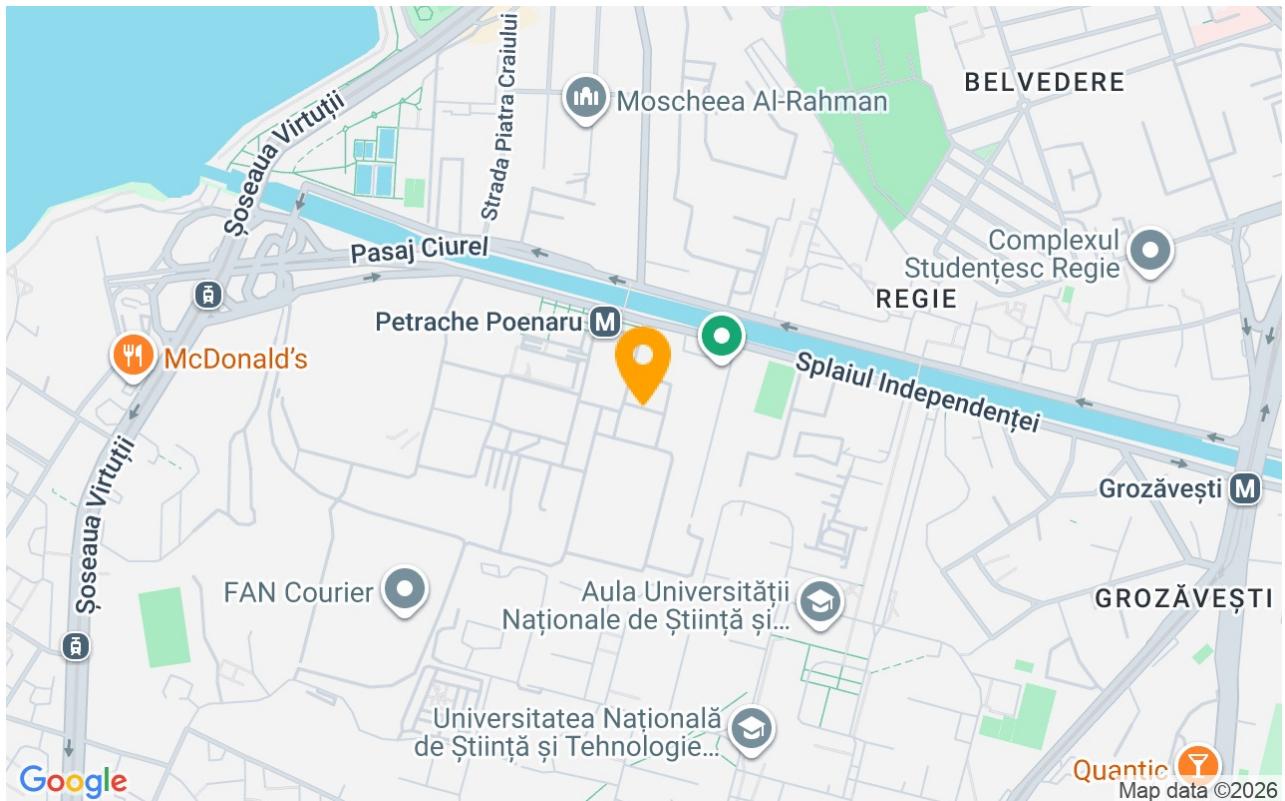
Property details

Constructed surface	263m ²
Building type	Block
Year built	2003
Year renovated	2016
State	Finished
Common service charges	526.00 EUR

Amenities

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

Location



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