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Prestigious Office Villa - 15 Rooms, 500 Sqm Usable Area

Aviatorilor, Bucharest

15,000 EUR +VAT / month

Web Reference
#145277





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Description

Representative 15-Room Villa – Corporate Headquarters, Aviatorilor Area

Fully Renovated 500 Sqm Space With Private Garden And Parking

We present a rare real estate opportunity: an imposing villa situated in one of Bucharest's most emblematic and strategic locations, in the Aviatorilor area. Recently renovated, the property is located at the intersection of the Aviatorilor, Dorobanți, and Primăverii neighborhoods, offering unquestionable prestige for the headquarters of an institution or a large-scale company.

Vast Space and Business Layout

The building is organized across several levels, optimized to support complex office activities:

- Capacity: 15 generous rooms that can be configured as management offices, boardrooms, or collaborative workspaces.
- Usable area: 500 sqm of refined space with high-quality finishes.
- Functionality: 8 bathrooms strategically distributed across floors, ensuring the necessary comfort for a large team.
- Exterior: 200 sqm private garden, ideal for small corporate events or employee relaxation areas.

Technical Facilities and Amenities

The villa meets the highest technical requirements for a modern office space:

- Climate control: High-performance air conditioning system and central heating.
- Parking: Benefits from 4 outdoor parking spaces, an essential asset for this ultra-central area.
- Status: Unfurnished, providing the freedom to design the space according to your company’s brand standards.

Location: The Symbol of Business Success

The location in the immediate vicinity of Charles de Gaulle Square places your business in the diplomatic and administrative center of the Capital:

- Visibility: Exposure in an elite transit area.
- Connectivity: Quick access to the Aviatorilor metro station and main road hubs toward the North or the City Center.
- Neighborhood: Proximity to the Romanian Government, diplomatic headquarters, and Herăstrău Park.

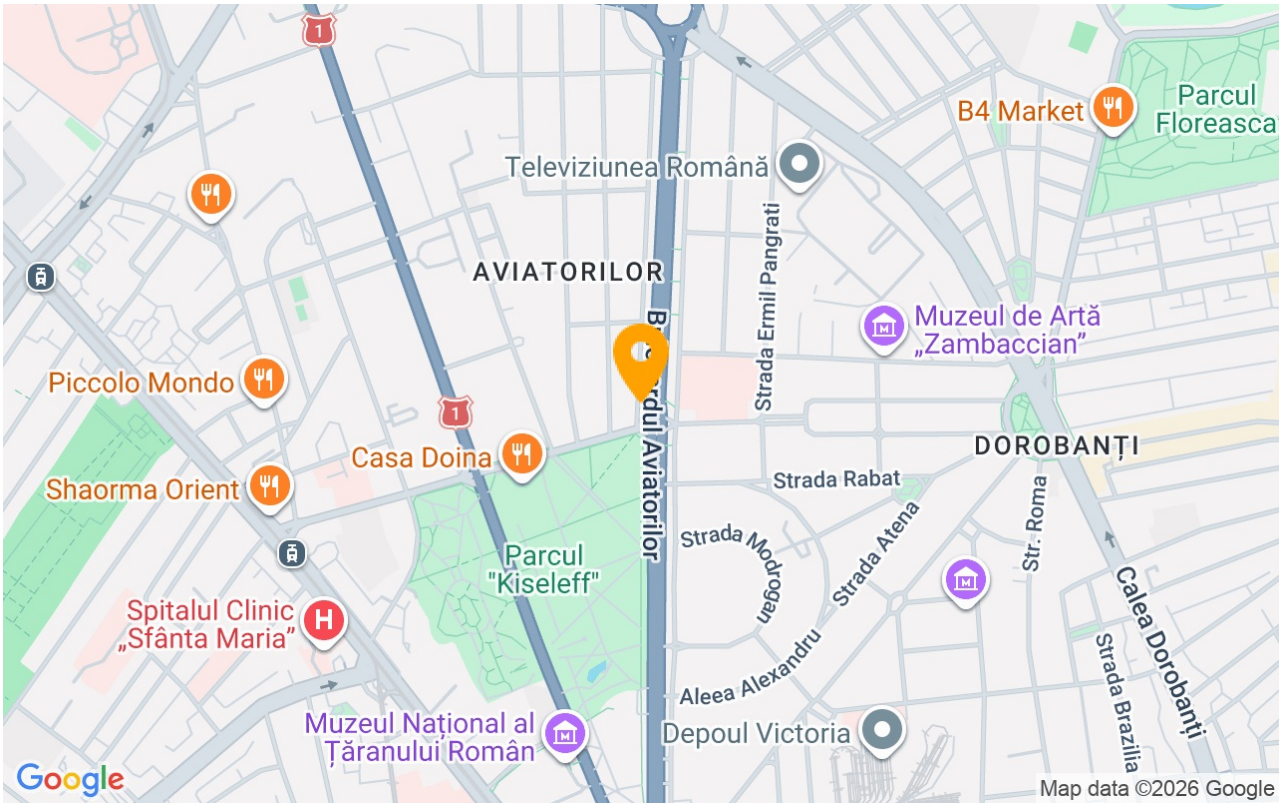
This villa is ideal for international corporations, prestigious law firms, or diplomatic missions requiring a representative address in the Aviatorilor area, where historic architecture meets the functionality of a modern and secure workspace.

Property details	
Rooms no.	15
Useable surface	500m²
Bedrooms no.	14
Kitchens no.	1
Bathrooms no.	1
Toilets no.	5
Building type	Villa
Year built	1940
Year renovated	2026
Balconies no.	2
State	Finished
Courtyard	200m²
Parking inside	1
Parking outside	4

Amenities

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

Location



Photos








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