

**Violetta Tudorache**

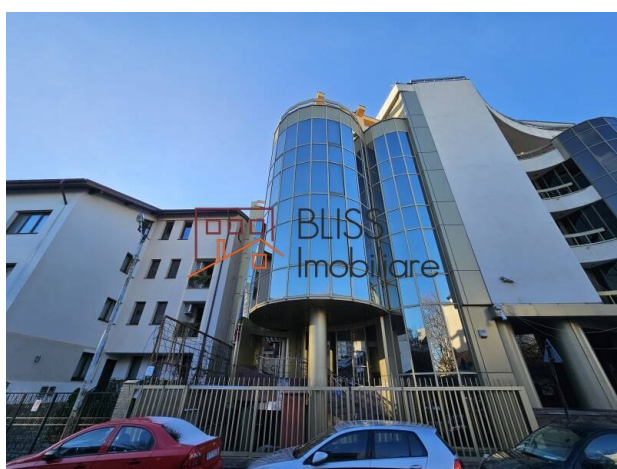
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Premium office space in a prime location

📍 Gematex Business Center, Piata Victoriei, Bucharest

16,800 EUR/ month
2,500,000 EURWeb Reference
#119952<https://blissimobiliare.ro/en/office-space-for-rent-piata-victoriei-bucharest-119952>
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Description

Bliss Real Estate presents Gematex G1, a building designed for office space. The building is located in Piata Victoriei/Titulescu area, the entrance is from an one way street.

Modern and Spacious Offices at Gematex G1 - Ideal for Your Business

The building has 1.200 sqm constructed area. Each floor is equipped with 2 bathrooms and cloakroom. The access to the building leads to the reception furnished with a modern lamp, from where the distribution to the whole building starts.

The vertical circulation is achieved by means of the monumental staircase covered in granite and the panoramic elevator serving the basement and the upper floors.

- The first and second floors have a director's office and a generous open space.
- The 3rd floor has 2 fully furnished executive offices and 2 separate offices with archive space.
- The basement also has a generous space that can be used as a conference or presentation room and can be accessed from outside the building.
- On the top floor we find the terrace, offering a perfect place to relax. The terrace is extremely spacious, allowing for dining and recreation areas, creating a friendly and pleasant environment





for employees or clients.

The structure is made of diaphragms, pillars, beams and reinforced concrete slabs. The basement is a concrete shaft, made with piling on the contour. The stairs are made of monolithic reinforced concrete.

Property details

Rooms no.	17
Useable surface	985m²
Constructed surface	1200m²
Bathrooms no.	10
Building type	Block
Year built	2003
Year renovated	2022
Balconies no.	1
State	Finished
Elevator	Yes

Amenities

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

Location

