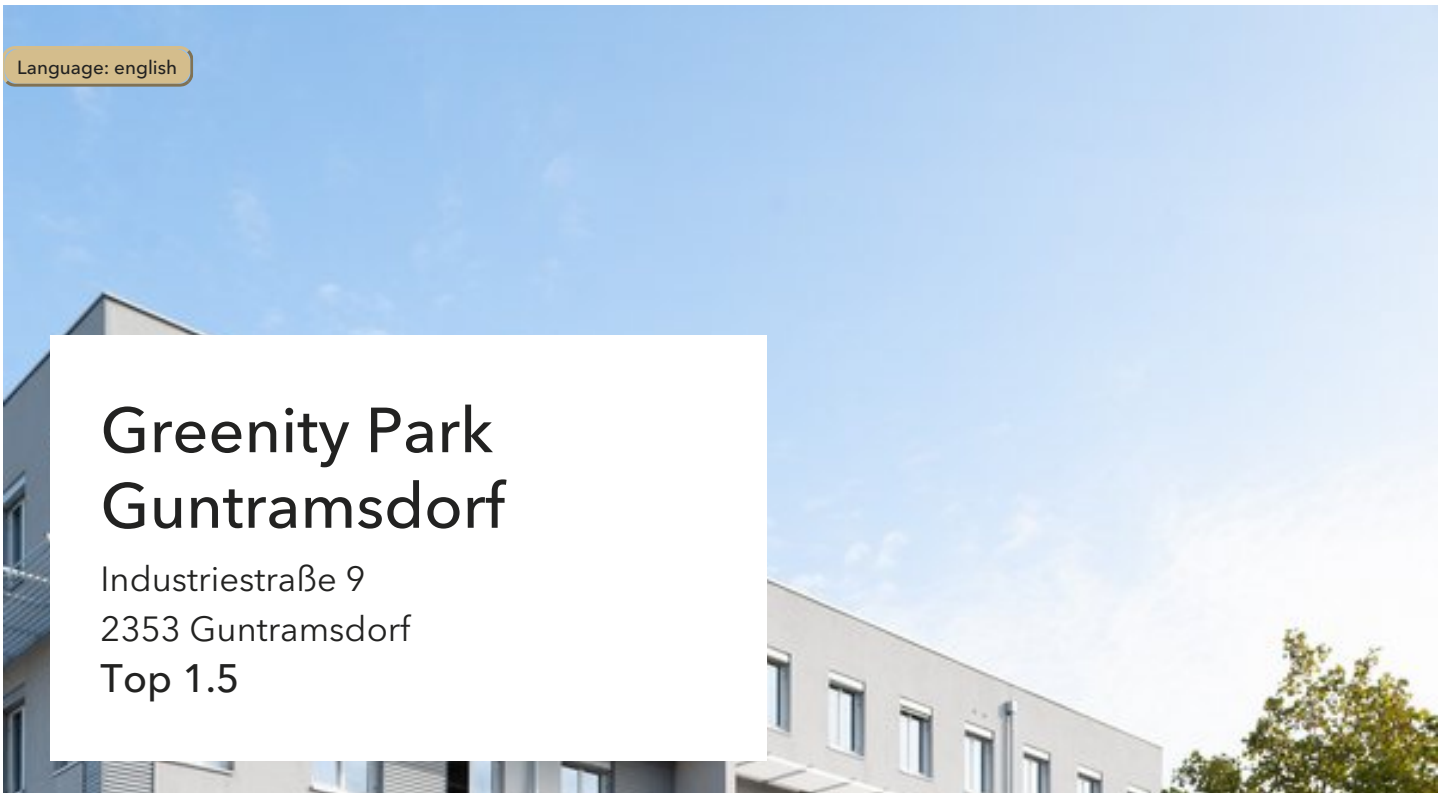


Language: english

Greenity Park Guntramsdorf

Industriestraße 9
2353 Guntramsdorf
Top 1.5

Effective area	Floor	Type
142,22 m²	2. OG	Office

Total rent
€ 2.166,59



Ing. Michael Finding

Telephone
0800 80 80 90
E-Mail
michael.finding@ig-immobilien.com

Pictures










Details

Floor Plan
Teeküche, Bürofläche, 2 WCs

Fittings
EDV Verkabelung, Telefonanschluss, Klimaanlage, moderne Einbauküche, Außenjalousien

Locations
Industriegebiet Guntramsdorf

Conditions	Style	Available	Lease Terms
sehr gut	Neubau, 1998	ab sofort	befristet

Elevator	Parking Space	Heat
ja	ja	Gas - Zentralheizung

Energy Certificate
C, 61.1 kWh/m^2a

Cost Details

Monthly Costs	€/m²	VAT %	NET	PRE-TAX
Rent	10,00	20	1.422,20	1.706,64
Operating Costs *	2,02	20	287,29	344,75
Heating Costs **	0,68	20	96,00	115,20
Total	12,70	-	1.805,49	2.166,59

*)The operating costs are advance payments. The amount of these costs may change after the rendering of the annual accounts.

**) Heating costs are invoiced according to consumption or per square metre depending on the type of object at the end of each year and are included in the total costs as prepayment.

One-time costs	€
Deposit	9 700,00
Commission	keine
One-Off Payment	keine Ablöse

Please note, that IG Immobilien Management GmbH is in a fiduciary and fiscal relationship with the real estate object´s proprietor.

Maps



Address
Greenity Park
Guntramsdorf

Industriestraße 9
2353 Guntramsdorf

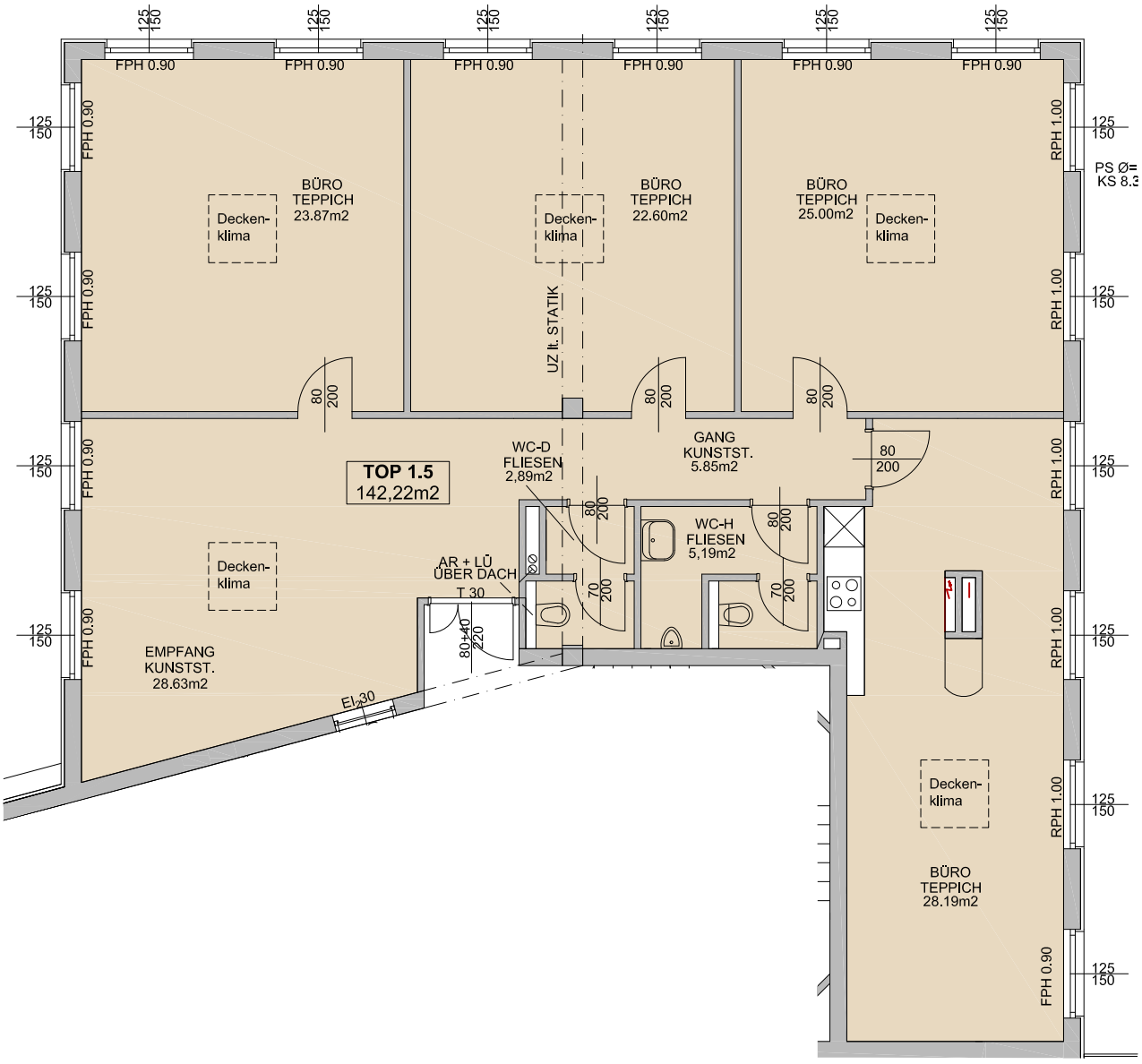
IG Immobilien

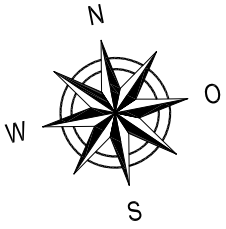
Grundriss

Industriestraße 9, 2353 Guntramsdorf
OG 2 - TOP 1.5

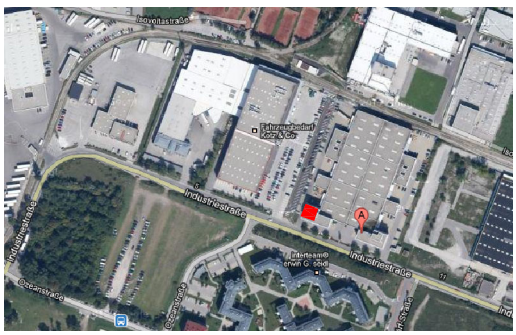
Nutzfläche: 142,22 m²

Eigentümer: IG Immobilien Invest GmbH





LAGEPLAN - genordet



±5,0% Flächendifferenz möglich!

Die in den Plänen vorhandenen Abmessungen sind nicht für die Bestellung von Einbaumöbeln verwendbar - Naturmaße nehmen erforderlich! Änderungen vorbehalten! Die Einrichtung ist illustrativ dargestellt. Ausstattung lt. gültiger BAB.

GEZ: TG DATUM: 04.02.2025 SEITE 1/1