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Office space

J8 Office Park, Jiului, Bucharest

25,328 EUR +VAT / month

Web Reference
#143649

http://ec2-3-72-183-126.eu-central-1.compute.amazonaws.com/en/office-space-for-rent-bucurestii-noi-damaroaia-chitila-bucharest-143649

Description

1,583 sqm Office Space – J8 Office Park, 2nd Floor

Class A sustainable building in northern Bucharest

Located in Bucurestii Noi, just 300 m from Jiului Metro Station, J8 Office Park is one of Bucharest's most modern and sustainable Class A office projects.

Developed by Portland Trust and completed in 2021, the complex comprises two office buildings with a height regime of 2S + GF + 7F, offering over 46,000 sqm of premium office space.

2nd Floor | Area: 1,583 sqm | Availability: Immediate

The space is delivered in Warm Shell condition, providing a fully functional infrastructure and allowing tenants to customize their fit-out to match their brand and operational needs.

Key Features:

• Class A office building, completed in 2021

• Warm Shell condition – base fit-out, HVAC, lighting, raised floor, suspended ceiling

• HVAC system with 100% fresh air and zoned control

• Floor-to-ceiling windows, abundant natural light

• 24/7 security, CCTV, high-speed elevators

• Underground parking and bike storage

• Layout flexibility – adaptable to open plan or segmented designs

Sustainability and Efficiency:

• BREEAM Outstanding certified for energy efficiency and environmental performance

• Smart Building Management System (BMS)

• Green terraces, outdoor relaxation areas, and natural ventilation concept

• Low consumption lighting and water systems

Connectivity and Area Benefits:

• Only 300 m to Jiului Metro Station

• Easy access to DN1, A3, and Henri Coandă Airport

• Proximity to restaurants, cafés, gym, and supermarkets

• Ideal for IT, consulting, finance, education, or corporate HQs

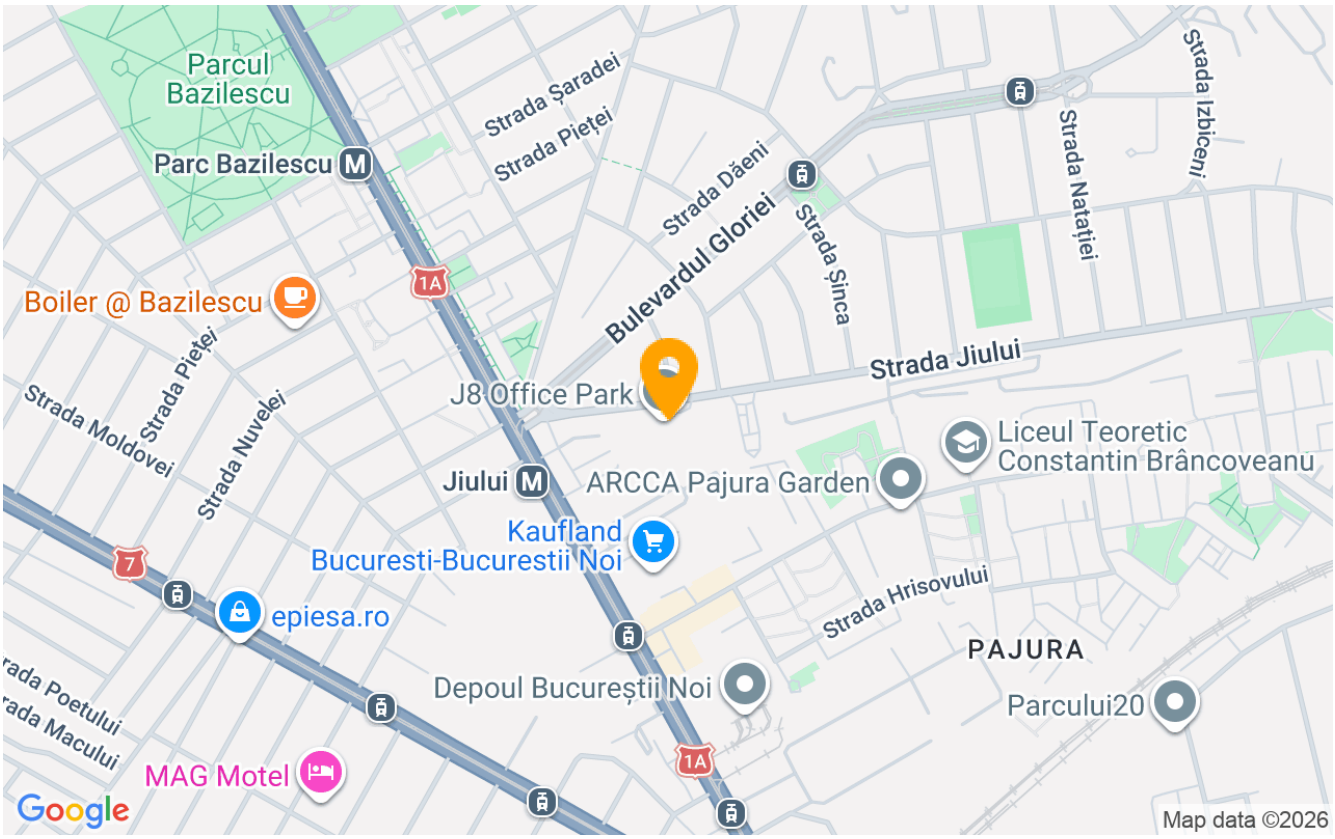
A perfect opportunity for companies looking to design a tailored workspace in a premium, energy-efficient building.

Property details	
Constructed surface	1583m²
Building type	Block
Year built	2021
State	Finished
Elevator	Yes
Common service charges	6300.00 EUR

Amenities

- Furnished
- Building heating
- Suitable for office
- Air conditioning

Location



Photos

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