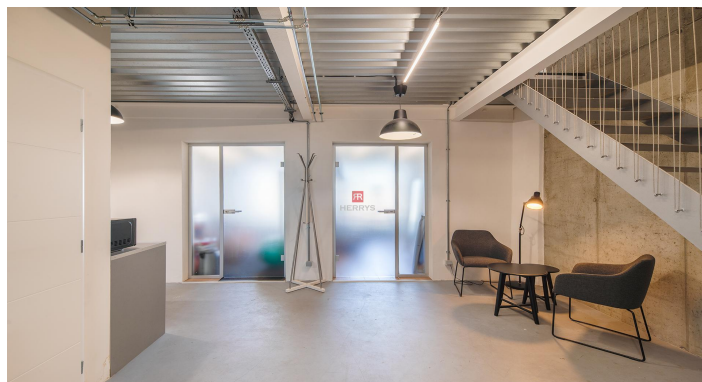
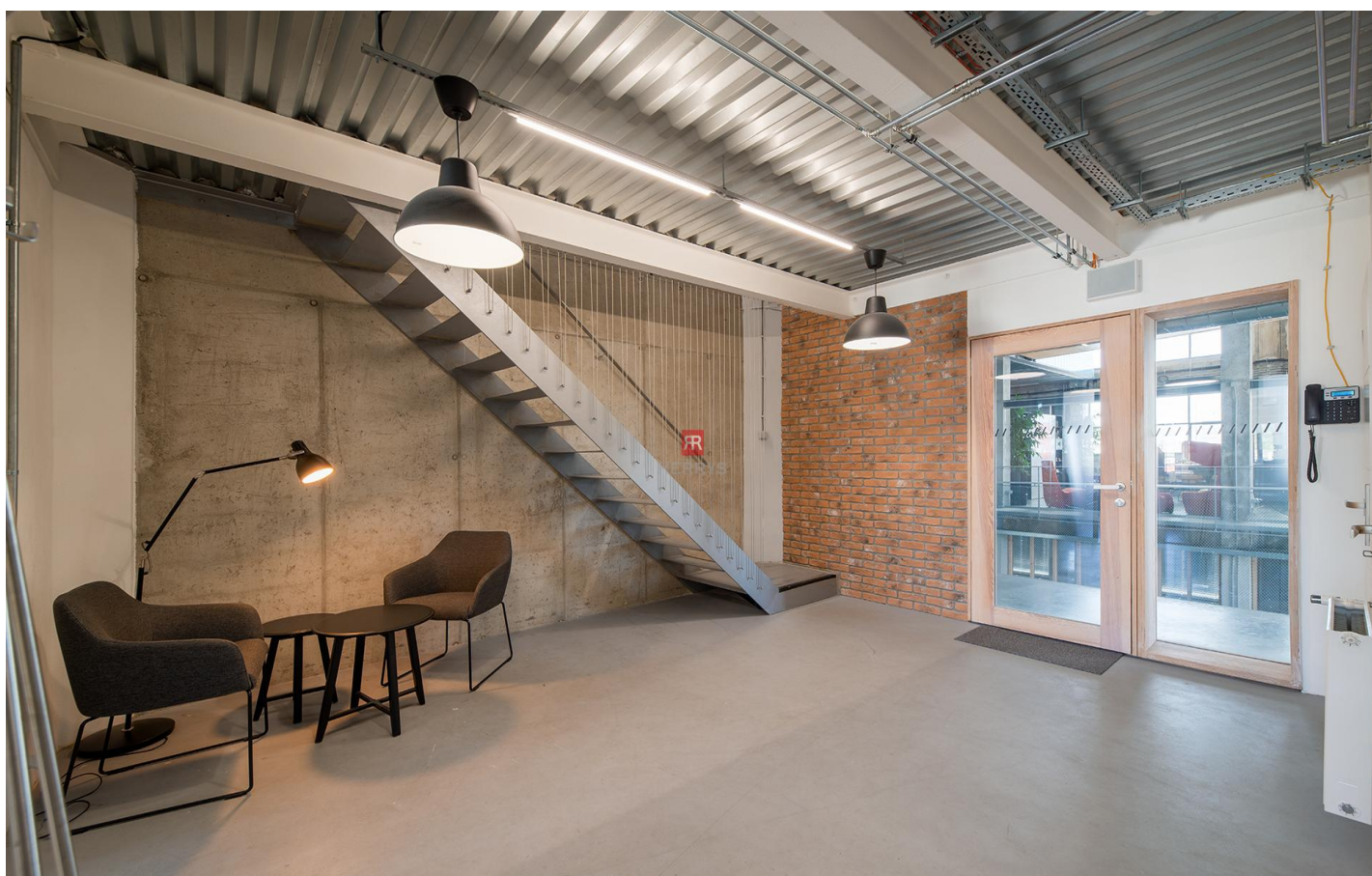


## Offices

### Turbínová, Bratislava-Nové Mesto

**270 600 €**



Business name: **HERRY'S s. r. o.**

Registered seat of the company: Žilinská 7-9, 811 05 Bratislava 1 | Address of real-estate agency: Bajkalská 9/A, 831 04 Bratislava 3 | Business identification No.: 45 280 436 | Tax identification No.: 2022920339 | VAT identification No.: SK 2022920339 | Registration: City Court Bratislava 3, Section: Sro, File No. 61514/B | Bank connection: SK59 1100 0000 0029 2685 5132 - Tatra Banka



## HERRYS - FOR SALE MODERN NON-RESIDENTIAL SPACE/OFFICE IN THE PROJECT MLYNICA - VAT DEDUCTIBILITY

The HERRYS real estate agency offers for sale exclusively a spacious non-residential space/office in a multifunctional building on Turbínová Street in Bratislava – Nové Mesto. It is a furnished, air-conditioned mezzanine located on the 3rd and 4th floors of the newly built multifunctional building "Mlynica". In 2018, the project won the CE ZA AR competition in the category of civil and industrial buildings. Two outdoor reserved parking spaces can be purchased with the space, each for €12,300 including VAT. The space is also suitable for investment and is currently leased at a favorable rate. VAT DEDUCTIBLE.

More about the project: <https://www.mlynica.com/o-mlynici/>

### NON-RESIDENTIAL SPACE

final approval 2017

4 rooms

usable area 105.43 m2

monthly operating costs: EUR 300 + electricity



**Samuel Orsag**

samuel.orsag@herrys.sk

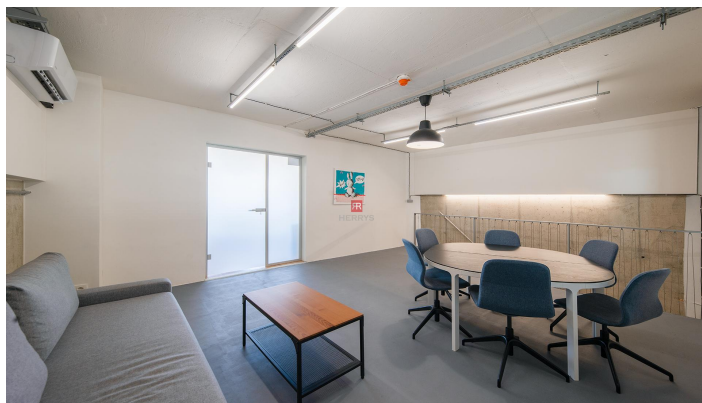
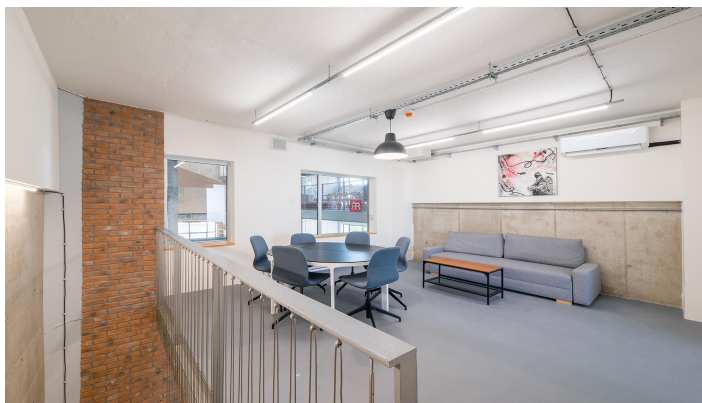
+421 948 973 555

Ad ID: SO045

Business name: HERRYS s. r. o.

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## DISPOSITION

Non-residential space consists of:

1st floor - entrance hall/reception, two offices, kitchen, bathroom with shower and toilet and staircase, total 54,30 m2

2nd floor - two offices, one of which is pass-through - can be used as a common area or for reception of clients, total 51.13 m2

See floor plan.

## LOCALITY

Mlynica is located on Turbínová Street in Bratislava - Nové Mesto, near the Client Center on Tomášikova, Freshmarket and with excellent accessibility to the center or the highway. The public transport stop is approx. 800 m away.

## BENEFITS

new building from 2017

CE ZA AR 2018 award

industrial design

air-conditioned spaces

bright spaces

parking

mezzanine - space over two floors



**Samuel Orsag**

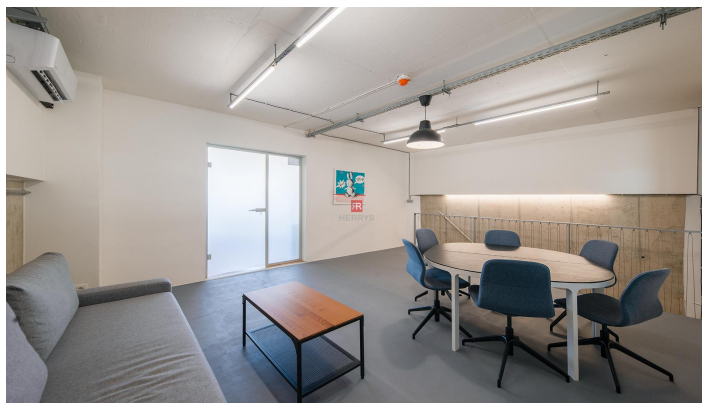
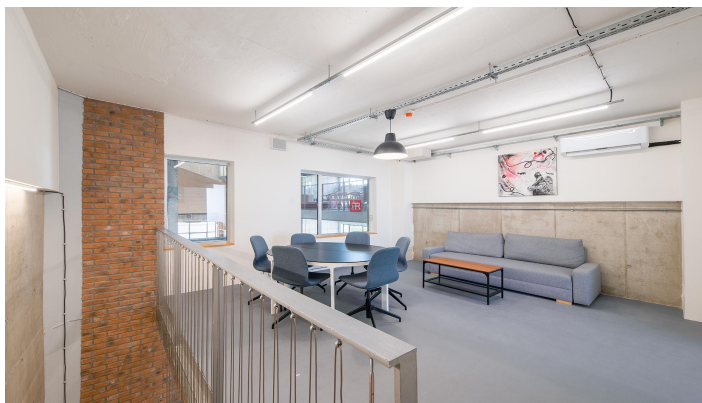
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elevator

## PRICE

272,600 EUR including VAT 2 parking spaces, each priced at 12,300 EUR including VAT VAT deductible

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**Samuel Orság**

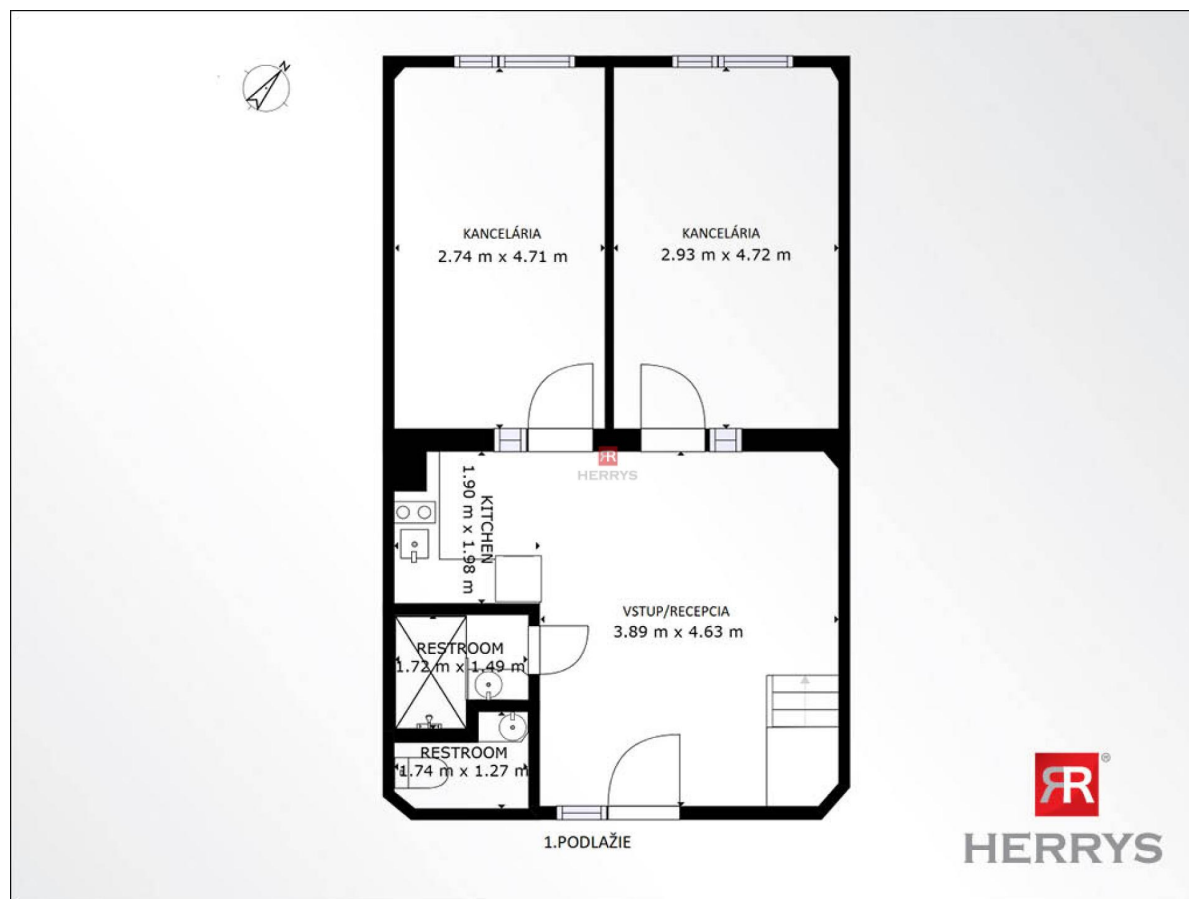
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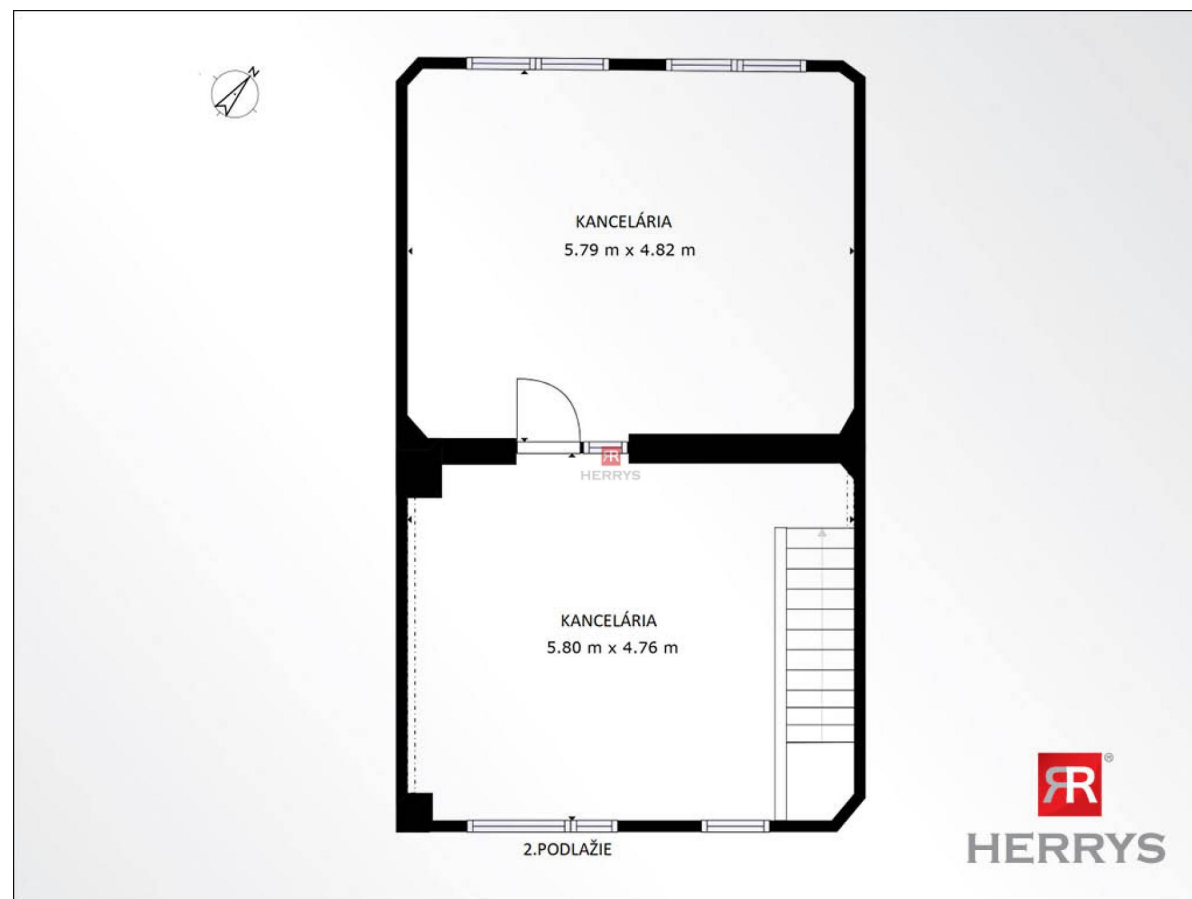
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