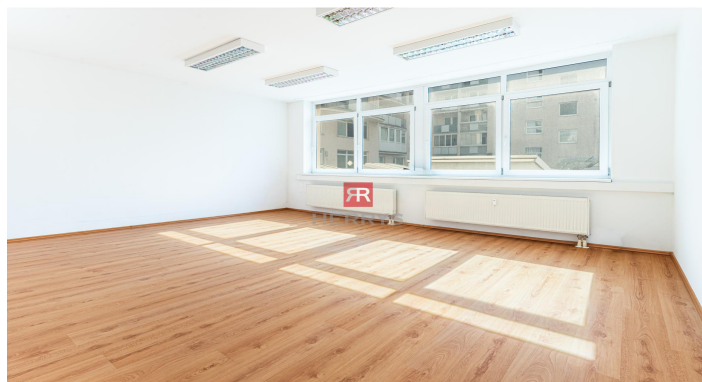


Offices

Trnavská cesta, Bratislava-Ružinov

265 000 €



Business name: HERRYS s. r. o.

Registered seat of the company: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | Address of real-estate agency: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | 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 - 3-ROOM COMMERCIAL SPACE/OFFICE FOR SALE IN RUŽINOV

HERRYS Real Estate Agency is exclusively offering for sale a spacious 3-room commercial space/office in a mixed-use building at the corner of Tomašíkova and Trnavská streets in the Bratislava - Ružinov district. The commercial space is located on the 2nd floor and is unfurnished. There are no load-bearing walls in the commercial space, allowing for flexible layout modifications according to your ideas and preferences. Heating is provided by central radiators.

Two parking spaces in enclosed double garages in the building's basement can be purchased with the property.

COMMERCIAL SPACE

Completed in 2001

3 rooms

Usable area 115 m² + balcony 7.5 m²

Monthly operating costs: 178 EUR + electricity

Orientation: S/W

DISPOSITION

The commercial space consists of:



Samuel Orsag

samuel.orsag@herrys.sk

+421 948 973 555

Ad ID: SO092

Business name: HERRYS s. r. o.

Registered seat of the company: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | Address of real-estate agency: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | 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



Room 1 - 32.70 m²

Room 2 - 30.60 m²

Room 3 - 20.58 m²

Hallway - 19.81 m²

Kitchen - 4.35 m²

Storage room - 1.91 m²

Toilet - 1.35 m²

Toilet - 1.35 m²

LOCALITY

The space is located in a sought-after area at the corner of Trnavská and Tomášikova Streets, offering excellent amenities and easy access to public transportation. In the immediate vicinity, you'll find the popular Fresh Market with farm-fresh produce, the YEME grocery store, and a customer service center. The area offers a full range of services, shops, restaurants, sports facilities, and quick access to both the city center and the bypass.



Samuel Orsag

samuel.orsag@herrys.sk

+421 948 973 555

Ad ID: SO092

Business name: HERRYS s. r. o.

Registered seat of the company: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | Address of real-estate agency: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | 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



BENEFITS

the ability to customize the space to suit your needs

bright rooms

parking

elevator

PRICE

265,000 EUR, including legal services

© The text and photos are the author's work and property of the real estate agency HERRYS.



Samuel Orsag

samuel.orsag@herrys.sk

+421 948 973 555

Ad ID: SO092

Business name: HERRYS s. r. o.

Registered seat of the company: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | Address of real-estate agency: Bottova 8122/4, Bratislava - mestská časť Staré Mesto 811 09 1 | 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