NATEA BUSINESS PARK - BUILDING 2 - INDUSTRIA, 4

Paseo de la Castellana, 139 28046 - Madrid +34 912 519 833

www.borneoadvisors.com



Office - Sale

Description

Offices for sale available on the first and ground floor in building 2 of Natea Business Park (Avenida de la Industria, 4) in the municipality of Alcobendas. Ideal location for the headquarters of both large multinationals and small start-up companies. The Park has an approximate surface area of 13,500 $\rm m^2$ comprising four buildings, distributed on the first floor plus three floors above ground level.

The area is well connected by both public and private transportation and is very close to supermarkets, restaurants, cafes, gym and hotels. A 5 minute walk from La Vega Shopping Center, equipped with all kinds of services. Next to green areas such as the Parque de Andalucía, which houses the MuNCyT (National Museum of Science and Technology).

Economic data

Available surface	445 sqm
Indoor Parking	Yes - 7 Plazas
Outdoor Parking	No
Community	tbc
I.B.I.	tbc
T.R.U.	tbc
Precio Venta	tbc

Features

- Curtain wall façade.
- Freestanding modules on three of its four facades.
- Distributed in offices and open work areas.
- Suspended ceiling.
- Access floor.
- VRV air conditioning system.
- Adjustable Venetian blinds for the entry of natural light.
- Concierge service.
- Landscaped areas.
- Gated complex with 24-hour access control.
- 7 indoor parking spaces.

Transport



Marqués de la Valdavia (10b)



157C



A-1, M-30, M-40



8 minutes

Floor	Module	Surface	Availabilty	Use
00	Semi-Basement	130.00	Immediate	Office
01	Module C	315.00	Immediate	Office

Certificates

Consume & Emissions In process



Hall detail



Inside Detail



Location

