

EDIFICIO ÁTICA VI - VÍA DE LAS DOS CASTILLAS, 33 PLANTA B Y 1

Office - Sale

Description

Exclusive 4-storey office building (ground floor + 3 floors), located in the Ática Business Park, Pozuelo de Alarcón. The complex is located 8 km from Madrid and has quick access to the motorway network (M-503) via the Vía de las Dos Castillas. It is also close to the Zielo Shopping Centre and various restaurants.

The available spaces are located on the ground and first floors of the building and are in good condition.

Public transport links are good, with light rail and bus stops nearby.

Features

- ❖ 24/7 concierge and security service.
- ❖ Access control and CCTV.
- ❖ Indoor parking in the building itself.
- ❖ Raised flooring.
- ❖ False ceiling.
- ❖ Entire 1,567 m2 space for sale with 75 parking spaces.
- ❖ Can be sold separately:
 - Unoccupied space + 54 parking spaces, price €4,215,000
 - Rented gym space + 21 rented parking spaces, price: €2,285,000

Certificates

Consume Emissions

Economic data

Available surface	1,567 sqm
Indoor Parking	Yes - 75 Plazas
Outdoor Parking	No
Community	tbc
I.B.I.	Included
T.R.U.	tbc
Price	p.d.

Transport

- Avenida Europa (ML2)
- 563, 657
- A-6, M-503
- 20 minutes

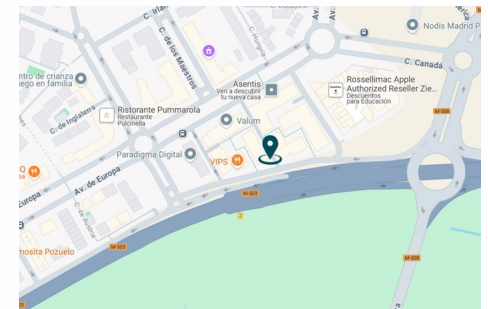
Property



Plane



Location



Floor	Module	Surface	Availability	Use
00	Ground Floor A	176.00	Immediate	Offices
01	1st Floor C	711.00	Immediate	Offices
01	1st Floor D	180.00	Immediate	Offices
01	1st Floor 1	500.00	Immediate	Offices