

MIXED USE DEVELOPMENT IN ZAGREB-PROJEKT TUŠKANOVA

Tuškanova - Banjavčičeva street

NEW MODERN OFFICE SPACE AVAILABLE

3,600 sq m of office
space for sale.



The mixed use development in Tuškanova – Banjavčičeva street in Zagreb has a residential and office component divided in Tuškanova and Banjavčičeva street. It is being refurbished in a modern style meeting the needs of today's companies.

Banjavčičeva street

Considered as the dominant office element of the property, covering approximately 3,600 m² of office space over 4 floors, ground, and basement level. It has everything a modern company needs: contemporary technology, flexible office space design, air conditioning, video system. The 5th floor has 4 apartments with a separate entrance and vertical communication so it does not interfere with the office space.

Banjavčičeva	commercial area	residential area
basement level	577.39	
ground level	436.59	
first level	601.69	
second level	600.8	
third level	600.65	
fourth level	557.81	
fifth level		407.09
subtotal	3374.93	407.09
circulation	250.03	
terraces and loggias	13	40.07
total	3637.96	447.16

Status:

Construction started on 20.11.2008. with completion anticipated end of 2009.

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Permitting

The location permit and certificate for the main design and construction for the garage, residential, and commercial components have been obtained.

General Building specifications

- Total office space of approx. 3,700 m² -(roh bau)
- Flexible office space in the building ranging from approx. 500 m² up to a total of 3,700 m².
- Central cooling and heating system
- Electric connection can be metered for each level
- Basic installation for video intercom system
- Connection to video surveillance system
- 76 secured parking places

Location

- 5 minutes drive to the City Centre
- 20 minutes drive to the Airport
- Two tram stops located in vicinity of the building



Please do not hesitate to contact our office for a more detailed presentation of this unique office project.

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