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CENTURY 21.

Habitat

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Offices for Rent

Usaquén, Bogotá, Cundinamarca



Rent: \$10,000,000.00

Maintenance incluido en el precio: Incluida

Property type: Offices

Operation: Rent

- **Stratum:** 6
- **Land:** 345.0 sqm
- **Building:** 345.0 sqm
- **Background measurement:** 24.0 m
- **Bathrooms:** 3
- **Half Baths:** 1
- **Stories:** 8
- **Kitchen:** sinCocina
- **sqft Garden:** 13
- **Land:** regular
- **Condition:** Excellent
- **Land Use:** commercial
- **Building Classification:** 6
- **Number of Elevators:** 2
- **Floor number:** 7
- **Number Of Houses:** 1
- **Construction Quality:** High
- **Office area:** 345
- **Border Crossing Distance:** 200 metros
- **environments:** 11

• Floor type: Alfombra
• Elevator

• Disabled access
• Auditorium

• Anti-theft alarm
• Surveillance cameras

• Fire alarm
• Automatic Access Control

• Smoke detector
• Air conditioning pre-

• Fire detector
• Automatic door

• Flood detector
• Reinforced door

• Goal
• Security door

- | | | | |
|--|--|---|--|
| <ul style="list-style-type: none"> • Installation • Colleges / Universities • Loft • In Building • Urban area | <ul style="list-style-type: none"> • Business office • Trans. Close public • Goal / Surveillance • In residential area • Close to commercial sector • With administrator | <ul style="list-style-type: none"> • Panoramic view • Nearby parks • Near Urban Zone • On secondary road • Located in building • Emergency stairs • Comfortable access routes • Local Exterior • Build style: MODERNA | <ul style="list-style-type: none"> • Shopping area • Supermarkets / C.Ciales • Independent bathroom • Natural ventilation • Intelligent building • Carpet Floor • Close to shopping center • Access control • Construction status: EXCELENTE • Remodeling year: 2011 • Tenants: 1 • Depth columns: 1 • Private: 345 • Retail / Offices: 9 • M2 Offices: 345 • Building type: Moderno • Distance between columns (width): 2 • Cover: Estandar • Type of energy: Bifasica |
| <ul style="list-style-type: none"> • Trash Shut | <ul style="list-style-type: none"> • Communal Elevators • Natural lighting | <ul style="list-style-type: none"> • Year of construction: 345 • Columns width: 1 • Doors and Closets: Madera • Industrial Park Name: Hotel Soy Local Bogotá • Distance between columns (length): 2 • Cover Type: Estandar • Type of lighting: Natural | |
| <ul style="list-style-type: none"> • Pan one side • Ground level access | <ul style="list-style-type: none"> • Ft per floor: 345 • Slab to slab height: 1 • Windows: Aluminio | | |
| <ul style="list-style-type: none"> • Profitable Construction Area: 345 • Class: A • Finishes: AA | <ul style="list-style-type: none"> • Ft per floor: 345 • Maximum height: 2 | | |
| <ul style="list-style-type: none"> • Retail / Offices in Building: 9 • Minimum height: 1 | <ul style="list-style-type: none"> • Structure Type: Metalica • Emergency doors: 1 • Electrical substation: Si | | |
| <ul style="list-style-type: none"> • Type of Walls: Concreto • Firm: Si • Transformer: SI | | | |

Property status

State: Excellent

Age: 2011

Without Mortgage: Yes

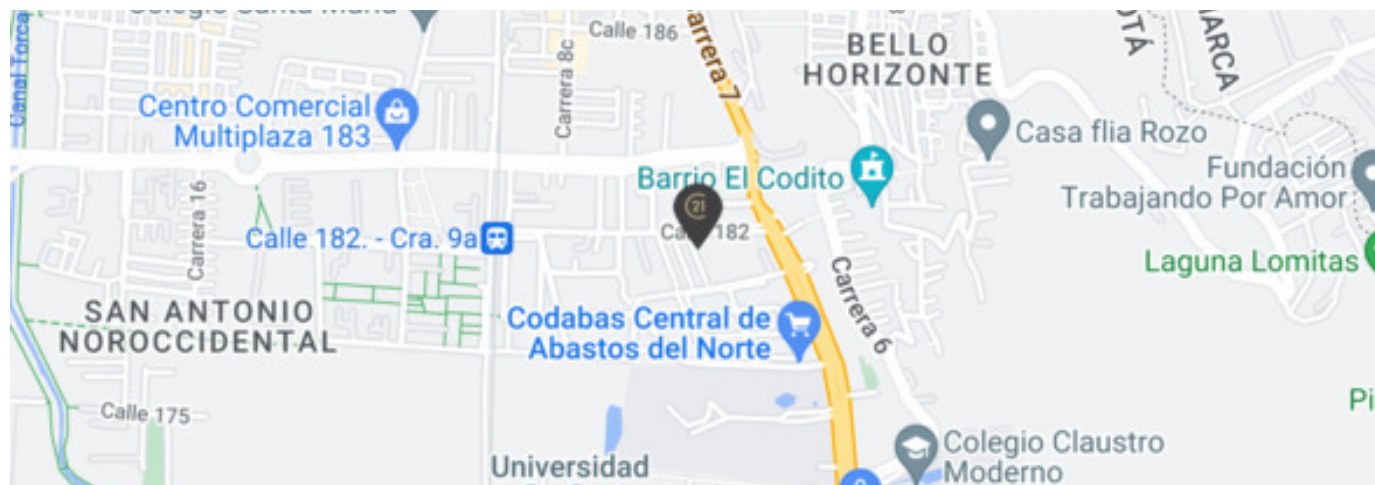
Description

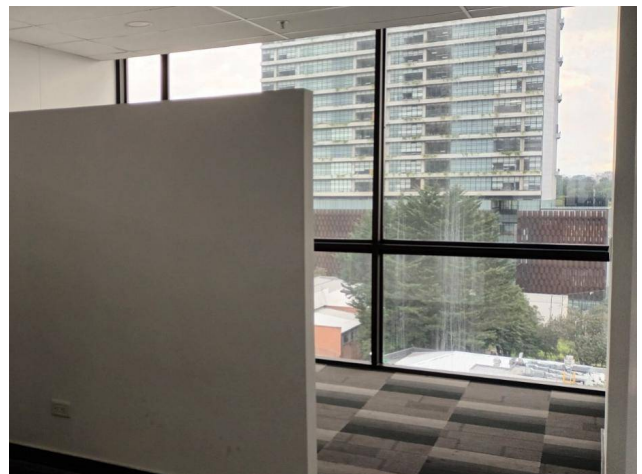
Unique opportunity to rent offices on the seventh floor within a prestigious hotel complex in Usaquén! 134th Street and 8th. These offices offer spaciousness and comfort, with nine independent spaces and panoramic views of the west of the city. In addition, they have two spacious conference rooms, perfect for meetings and corporate events. With direct access via two elevators, this space is ideal for companies looking for a privileged location in an area with a high influx of people, a few steps from the Clínica del Bosque, Los Cobos, medical offices, notaries, hypermarkets and much more, easy Access roads and ease of public transport on Cra 7a. Calle 134, Carrera 9a. Don't miss the opportunity to adapt this space to the needs of your business and take it to the next level!"

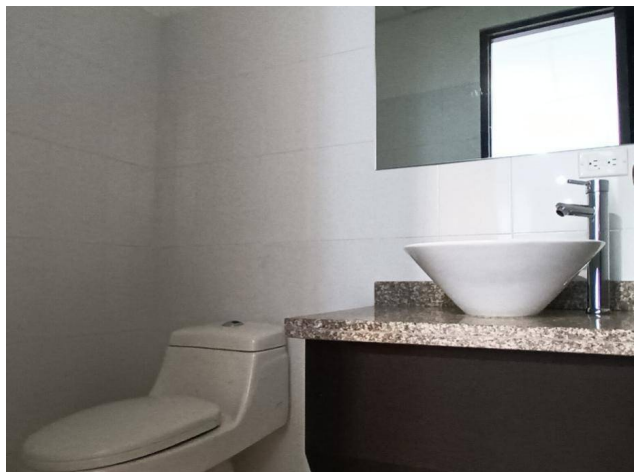
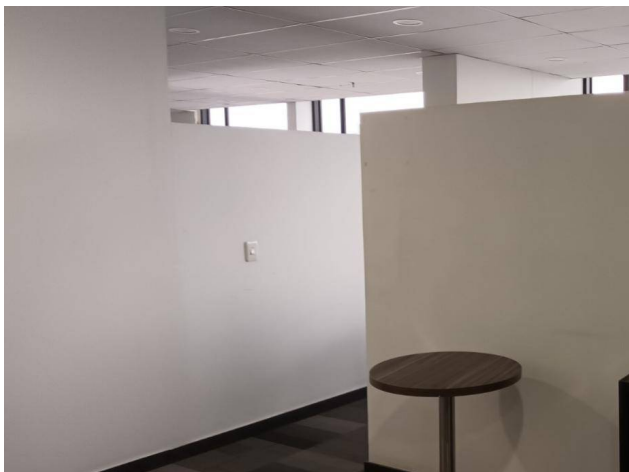
Location

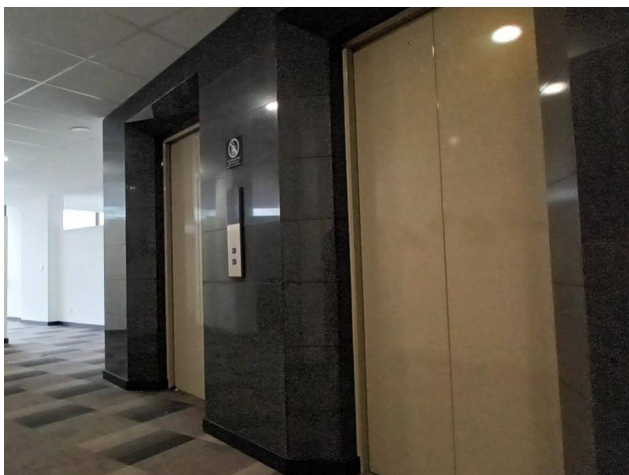
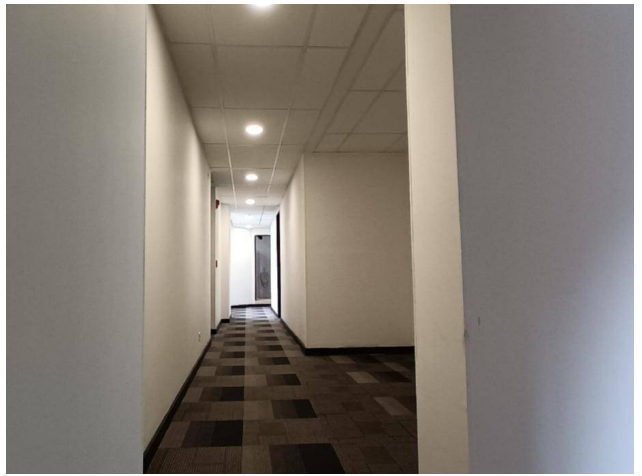
Usaquén, Bogotá, Cundinamarca

References











Calle 140 # 7B-49, Cedritos, Bogotá, Cundinamarca
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Property subject to availability.
 Price subject to change without notice.

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