



ID code: **4530**  
Location: **Riga / Centre / Mednieku**  
Type: **Commercial premises**  
House type: **New project**  
Floor: **3/7 Elevator**  
Size: **644.50 m<sup>2</sup>**  
Maintenance: **3.25 EUR/m2**  
Internet: **Yes**  
TV: **Yes**  
Parking: **Yes**  
Alarm system: **Yes**  
Alarm system: **Yes**  
Terrace/Balcony: **Yes**  
**Price:** **Long term rent: 6 928 EUR**



## Description

### Building amenities:

- Regular layouts with efficient floor plate and depth, easy to re-plan;
- Expansion possibilities;
- Two floors of secure covered parking for 44 cars;
- Twin high-speed OTIS elevators;
- Two alternative heating systems to ensure office climate control in the cold season;
- Air conditioning, forced ventilation system;
- Kitchen area and server room on each floor;
- Back-up generator to ensure continuous power supply;
- Telia fiber optics;
- Concierge workdays from 8AM until 6PM, live security workdays from 6PM until 8AM and 24 hrs during the weekend and holidays;
- Video surveillance of the building and common area, card key access to all floors;
- Security alarm on each floor;
- Operable windows on each floor, spacious terraces on the 6th floor of the building

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