



**ID :** 438  
**Location:** Riga / Centre / Kalpaka bulvaris  
**Type:** Commercial premises  
**House type:** Renovated house  
**Rooms:** 2  
**Floor:** 1/5 Elevator  
**Size:** 84.00 m<sup>2</sup>  
**Heating:** Central (Rīgas Siltums)  
**Year built:** 1879/2004  
**Sewage:** Municipal (Rīgas ūdens)  
**Water:** Municipal (Rīgas ūdens)  
**Internet:** Yes  
**Alarm system:** Yes  
**Alarm system:** Yes  
**Intercom:** Yes  
**Price:** Long term rent: 955 EUR



## Description

The office is located in the new wing of Kalpaka Park Residence, which is built by transforming initial yard extension of the building. There are 2 office rooms, a spacious entrance corridor, fully equipped kitchen area, bathroom, built-in wardrobes, elegant fireplace, intrusion alarm system. The interior of the main office room is an outstanding monument of art, culture and history; it was made by a famous Riga *art nouveau* master Friedrich Scheffel in the beginning of the 20th century. The dominant feature of the room is the ornamentally rich figurative decor of the ceiling plafond. An elegant *art nouveau* tile stove, original three-piece window with cut glass and original parquet complement the interior.

In addition to the rent, there is the Building Service and Mangement Fee payable in the amount of EUR 4.12/sqm + VAT (the fee includes all utilities payments, except electrcity), as well as for electricity consumed in premises according to the meter reading.

**The total pay is EUR 955 + VAT a month + electricity payment.**

KALPAKA PARK RESIDENCE at Kalpaka Blvd 7 is both an apartment house and an office building located in the so-called boulevard circle of Riga, which is characterized mainly by its art nouveau architecture. The building consists of two parts — the „old” building was designed by the well-known Latvian architect J. F. Baumanis in 1874-1879 in classic style. In 2004 reconstruction of the old building and construction of a new wing were completed. Today there are 34 apartments and offices for rent. A Concierge staff and variety of services are offered to ensure the comfort and well-being of our tanants.

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