



#0004004390

Vermietung Praxisräume im 2. OG Ärztehaus "Humanum" TOP 2-1

4072 Alkoven



Rent: On request

Usage Area: 92,46 m²

YOUR CUSTODIAN



Josef Riederer
Immobilientreuhänder
Real-Treuhand Immobilien
riederer@raiffeisen-immobilien.at
+43 676 8142 1758
+43 7272 2641-34458





DESCRIPTION

Ca. 92,46 m² moderne, neu errichtete Praxisräume im 2. Obergeschoss im Projekt Ärztehaus "Humanum" Alkoven. Auch Praxisgemeinschaften sind denkbar. Bezug der Fläche ist ab 01.10.2024 möglich. Das Objekt wird nach neuesten Standards in Holzbauweise errichtet. Lift und Klimaanlage vorhanden. Nähere Auskünfte inkl. Mietpreise auf Anfrage.



FITTINGS AND PROPERTIES

PROPERTIES



| | |
|---------------------------------|---------------------------------------|
| Category | Commercial Property |
| Usage Type | Commercial |
| Sales Type | Rent |
| Form of ownership | Sole ownership |
| Year of construction | 2024 |
| Construction Completion Date | 01.10.2024 |
| Heating | Central Heating: Geothermal Energy |
| Car Spaces | Open (optional) |

AREAS

Usage Area ca. 92 sqm

ENERGY CERTIFICATE

Available

| | |
|-----------------------------------|---|
| Energy Certificate Date | 31.05.2023 |
| Valid until | 30.05.2033 |
| HWB-Value (KWh/m ² /a) | 38,00 |
| HWB Class |  B |
| fGEE Value | 0,55 |
| fGEE Class |  A++ |

FEATURES

| | | | |
|--------------|---|-----------------------|---|
| Area | Center | Special configuration | Air Condition, Accessible, Wheelchair, Age Appropriate, Elevator |
| Condition | First Use | Age | New Building |
| Construction | Wooden Construction, Energy efficiency standard - KFW40, Flat Roof | Furnished | Unfurnished |

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PRICES AND FINANCIAL INFORMATION

RUNNING COSTS

| | |
|---------------|--------------------|
| Running costs | 226,58 € incl. VAT |
| Other Costs | 98,51 € incl. VAT |
| Heating Costs | 39,41 € incl. VAT |

TOTAL

| | |
|---------|------------|
| Deposit | 4.359,00 € |
|---------|------------|

SIDECOSTS

| | |
|------------------------|----------|
| Costs for contract | None |
| Lease registration fee | 523,10 € |

LINKS AND DOWNLOADS

[More information](#)

[Aushang 0004004390 Praxisräume Humanum Top 2-1](#)

