

Office for rent in Roma

Flaminio

€ 18.770

Ref. 1093



595 sq.m. | Bathrooms: 7 | Rooms: 20

In the historic center of Rome, in Via Flaminia, between the elegant Piazza del Popolo and the entrance to Villa Borghese on one side, and the Palazzo della Marina and Borghetto Flaminio on the other, Studio Molinaro RE offers for rent a property for use as an office or professional studio, located on the third floor of an elegant early twentieth-century building, which houses exclusively offices (A/10). The building rises nine floors above ground and has double entrances, one on Via Flaminia and the other on Via degli Scialoja; it is equipped with double elevators and there is a 24-hour security service. The exclusive destination of all properties for office use contributes to the creation of a dynamic professional hub, encouraging networking, commercial and professional exchanges and business opportunities. The urban area in which the property is located is characterized by the concentration of professional firms (notaries, lawyers, accountants), by the proximity to the subway (line A, Flaminio metro), and the FS station of the Rome-Civita Castellana-Viterbo line. Crossing the Matteotti bridge you can reach the forensic district in just a few minutes on foot. There are numerous headquarters of institutional bodies in the area: the Faculty of Architecture of the University of Rome La Sapienza; the National Gallery of Modern and Contemporary Art; several Academies; the General Directorate of State Property; the Library of the Higher School of Public Administration; the National Notary Fund, well-known sports clubs (Circolo tennis Belle Arti, Villa Flaminia, Circolo dei Canottieri). Strategic geolocation and context make the property perfect for the b2b supply chain or to set up the headquarters of national and international players, interested in a specific territorial positioning in this area of the city,

a commercial and financial hub, but also a meeting point for corporate and public entities. The building is located outside the ZTL: those who wish, despite the widespread public transport and connections, to reach their workplace with their own means of transport can use a paid garage in the immediate vicinity of the building as well as a large network of car sharing and taxi connections. The office, to be completely renovated, is located on the third floor and measures 595 m2 in total, of which 570 m2 of offices, divided by internal partitions, and 25 m2 of balconies, from which it is possible to enjoy splendid views of Rome. There are approximately 20 rooms in addition to 7 bathrooms. The property is available to evaluate the modification, reorganization and customization of the premises in relation to the specific needs of the tenant and his brand identity. Further details are reported in the property summary sheet, which you can download by framing the QR code in the photo gallery. If you would like more information you can send a request via email attaching a company profile of the company concerned.

Certification

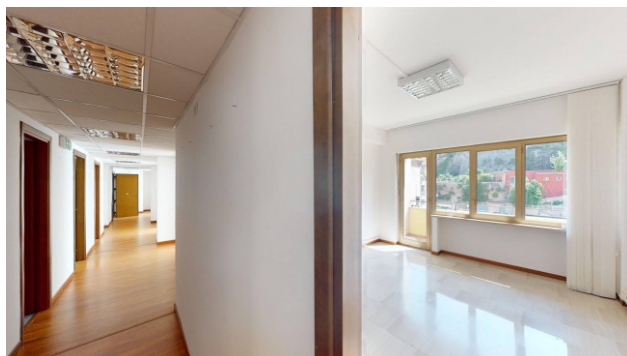
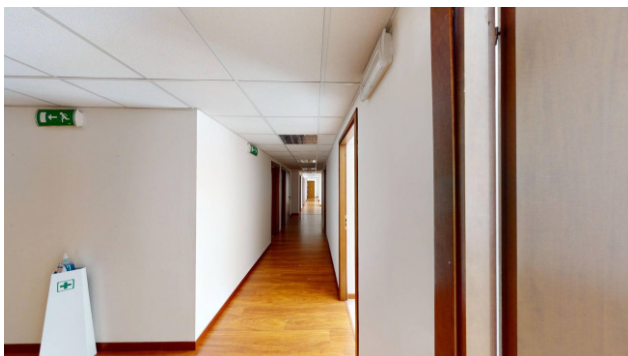
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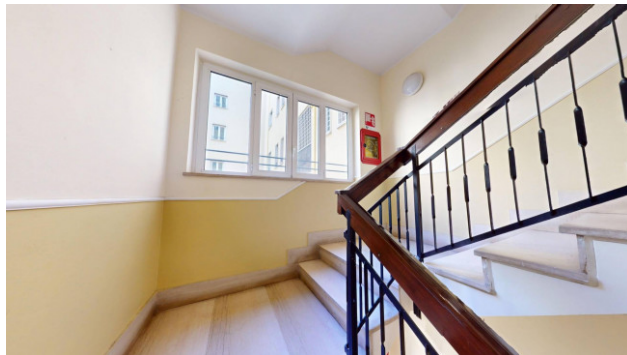
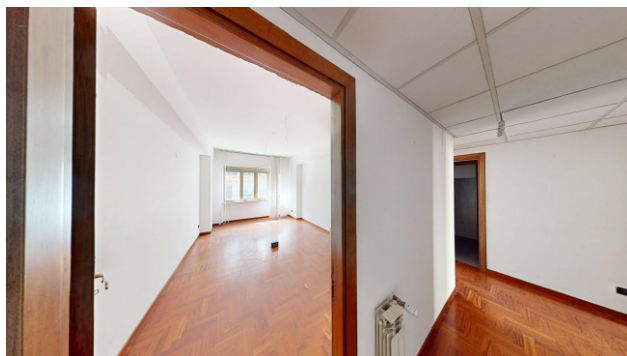
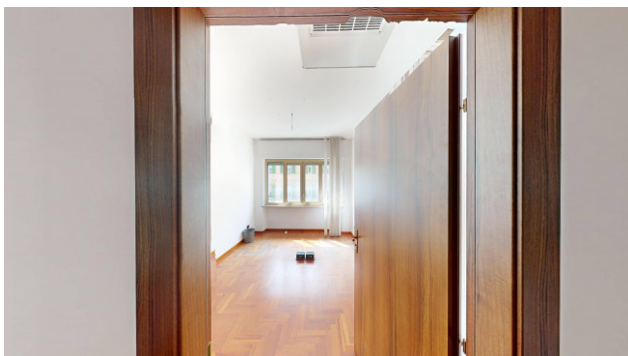
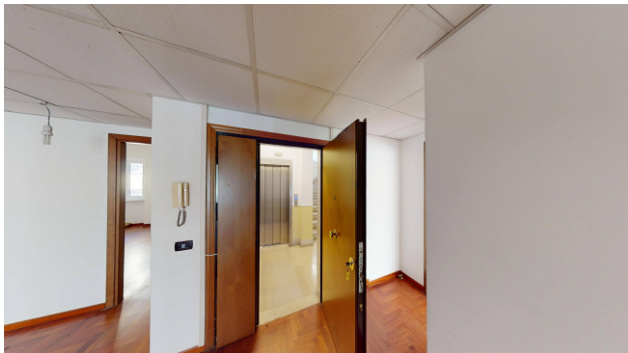
Features

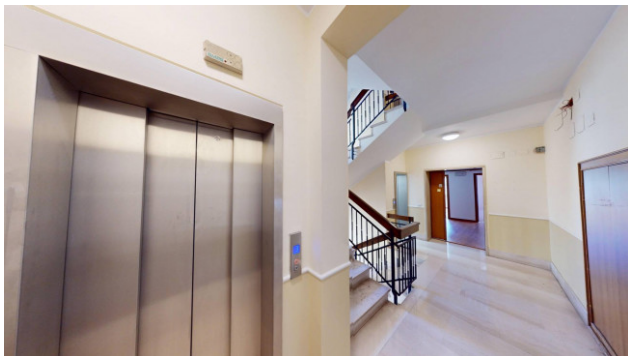
Code: 1093	Reason: Rent
Categoria: Office	Address: via Flaminia
Zip Code: 196	Municipality: Roma
Zona: Flaminio	Total Square Meters: 595 sq.m.
Bathrooms: 7	Rooms: 20
State of Preservation: Be Restored	Covered sq.m.: 570 sq.m.
Uncovered sq.m.: 25 sq.m.	Heating: Central Heating
Air-Conditioned	

Nearby

Gyms	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Railway Station
Public Transport	Elementary Schools
Schools	High Schools
Cafe	Post Offices
Municipal Offices	







Via Flaminia, 53

Piano 3

