



#### **CONTACT DETAIL**

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## **ZEN PLAZA**



# **Highlights**

Located at the center of the city.

Grade B office at competitive price in District 1.

It is the location of offices of many large enterprises.

### **Factsheets**

Landlord: Company NOMURA REAL ESTATE (NOMURA)

Floors: 2 basements - 14 floors

Ceiling height: 2,4m

Net Leasing/floor:  ${\bf 855sqm}$ 

Building orientation: South East

Parking: 2 basements

Elevators: 4 Mitsubishi high-speed elevators

Air-conditioning: Daikin central air-conditioning

system

Backup power: 2 generators KOMATSU with capacity of 1,400KVA / unit

Working hours: 08h00 - 18h00 Monday to Friday,

08h00 - 12h00 Saturday

Building completion: 1999

Grade: Grade B

Last updated on: 27/06/2024

The data is for reference only at the time of update.

#### **Rent Condition**

Asking Rent: 686.000 VND/sqm/month

Out of working hour fee:  $3.560\ VND/m2/gi\grave{o}$ 

Service Charge: 147.000 VND/sqm/month

Minimum Contract Period: 2 years

Service charge includes: Cleaning public areas, WC, Security, professional protection 24/7, Maintenance and maintenance of equipment and machinery in the common system of the building, Water used in the building, Public area lighting system

Electricity fee: **State price** 

Payment: Quarterly

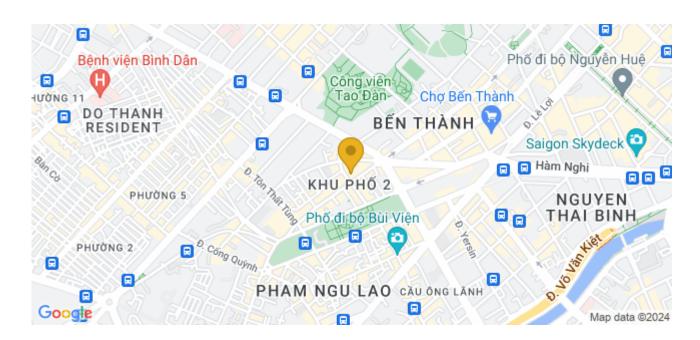
Handover condition: Ceiling, air-conditioning, doors, walls, concrete floors, fire alarm system, phone waiting, internet waiting.

Car Parking Fee: 3.600.000 VND/vehicle/month

Motorbike Parking Fee: 300.000

VND/vehicle/month

#### View on map



Hà Nôi

**Address:** Tầng 3B, Tòa nhà Sông Đà, Phạm Hùng, Nam Từ Liêm

Phone: 024.66609700-

0937967700

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Đà Nẵng

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Hồ Chí Minh

**Address:** Tầng 6, Tòa nhà HBT, 458 Hai Bà Trưng, Quận 1

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