

## Top location in the Canton of Berne Effingerstr. 1+3, Monbijoustr. 6+8, 3011 Berne



### ■ Advantages

Representative building located near the railway station. Very easy reachable by official transportation.

The network wiring has been modernized continuously. A server room is available on each floor. A public covered garage is a two minute walk away. Access from the courtyard to the private covered garage via Effingerstr. 10.

### ■ Description of the property

Completely expanded offices with storage areas. (Conference rooms, cafeteria, air conditioning, fire alarm system).

Ideal for small production or manufacturing plant. Part areas available from 500 m<sup>2</sup>.

Ready to move into in May 2011.



### ■ Technical information

|                          |  |
|--------------------------|--|
| Category                 | Offices with storage room  |
| Property type incl. area | Office: c. 3,000 m <sup>2</sup><br>Storage: c. 700 m <sup>2</sup>                |
| Number of floors         | 5  |
| Year of construction     | 1910   |
| Parking spaces           | Covered parking spaces   |
| Rent in CHF              | Office: CHF 260.-/m <sup>2</sup> /year<br>Storage: CHF 80.-/m <sup>2</sup> /year |

### ■ Contact address

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