



# Blegdammen 1-13 / Omøvej 2-26

33-213 m<sup>2</sup> office for rent in 4700 Næstved







### **An area in development**

Næstved's Harbor Area is facing a major development project where a new district is being created



### **Parking**

To you and your guests



### **Close to the train station**

Few meters to the train station and easy access to metro and bus



## Diverse rooms

In the Havneparken business area, storage rooms in several different sizes are now offered.

The area around the harbor in Næstved is known among the locals for housing many entrepreneurs and smaller companies.

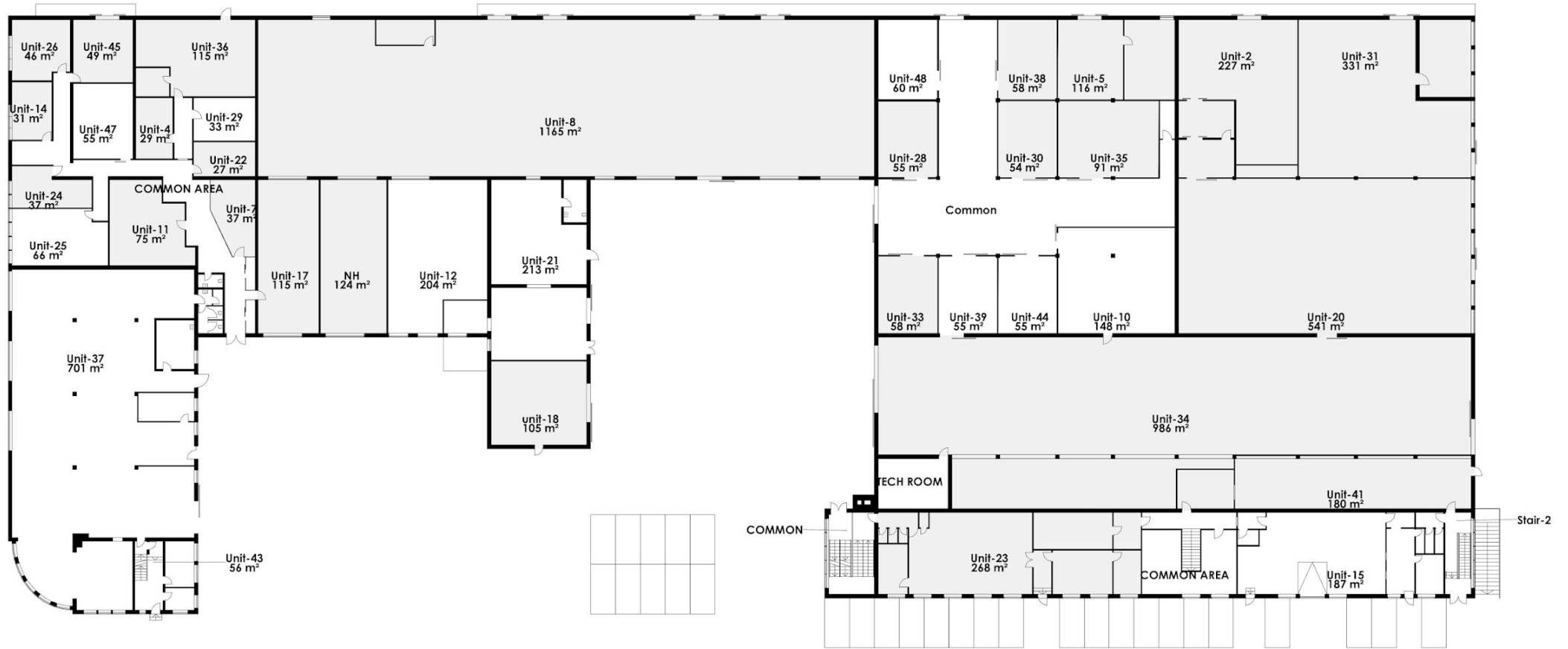
Among the neighbors are i.a. a yoga studio, Folkekirkens Nødhjælp and a martial arts center.

The building has very good access conditions with a location close to Vordingborgvej and Østre Ringvej.

**Welcome to Blegdammen / Omøvej**

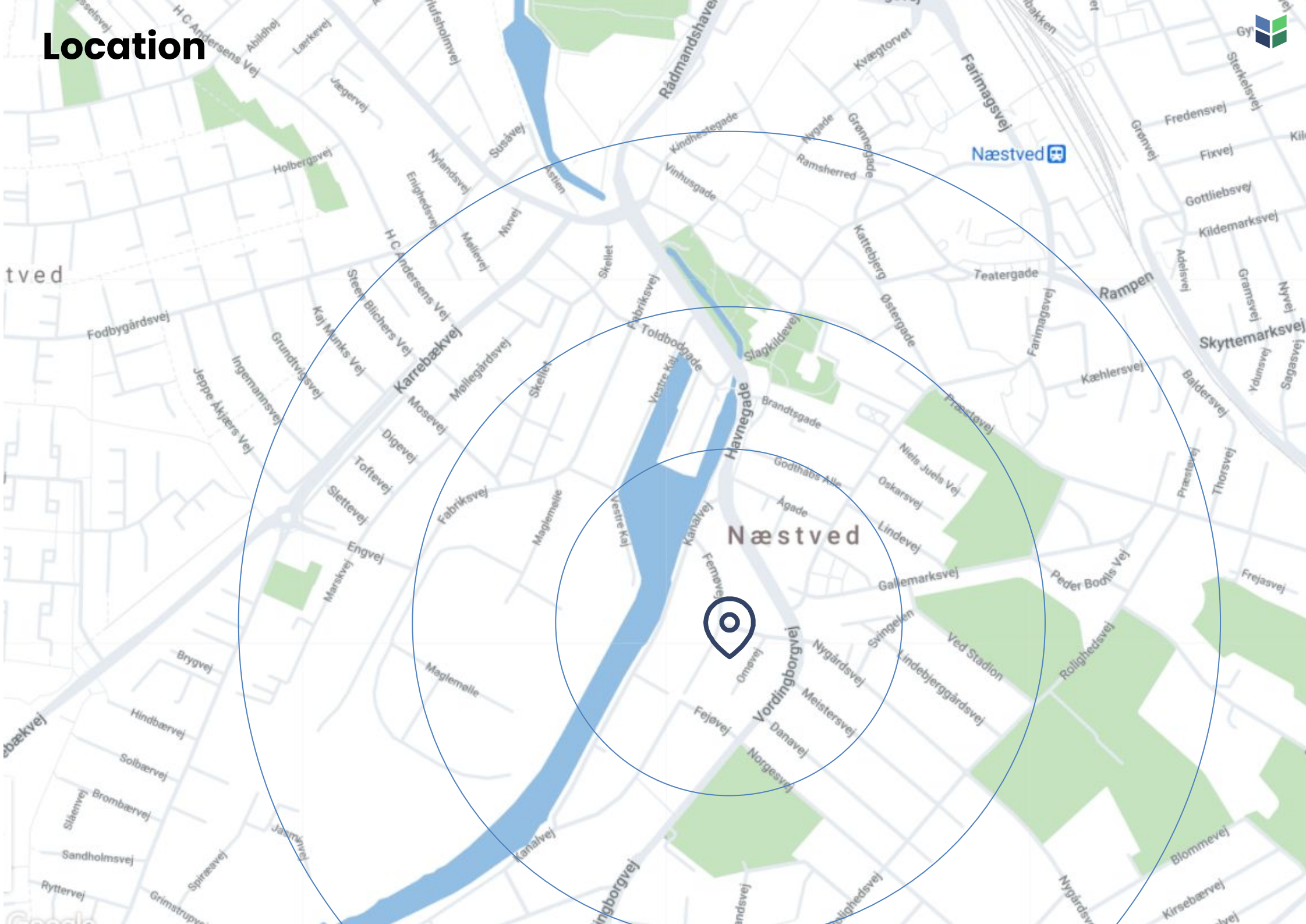


# Building layout





# Location











## Rental terms

Size	33-213 m <sup>2</sup>
Energy label	G
Lease start	Flexible
Yearly rent/m <sup>2</sup>	DKK 250
Yearly rent	Fra DKK 8.250
A conto operating expense/m <sup>2</sup>	DKK 50
A conto heating expense/m <sup>2</sup>	DKK 58
Total yearly rent	Fra DKK 11.814
Payment	Quarterly
Depositum	6 months rent
Indexation	NPI, min. 3%
VAT	Yes



# Contact

(+45) 33 33 93 03  
marketing@sparkretail.dk



Spark Retail is part of the real estate investment company Park Street.