

Strategic Commercial & Office Asset

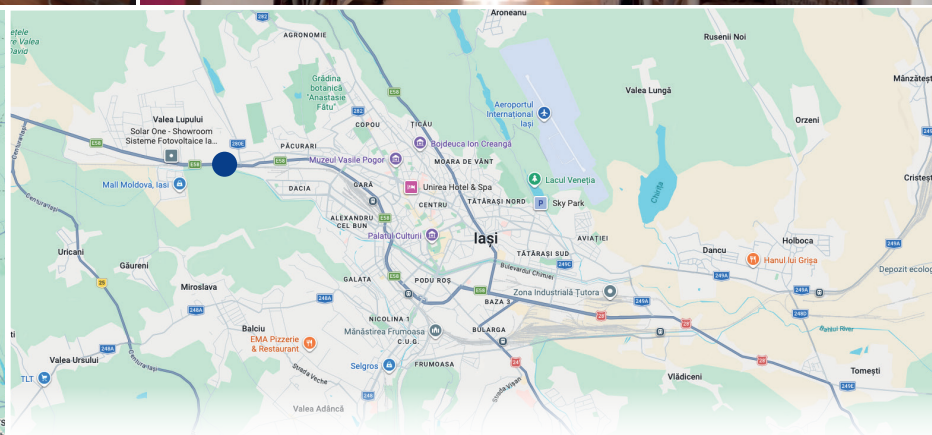
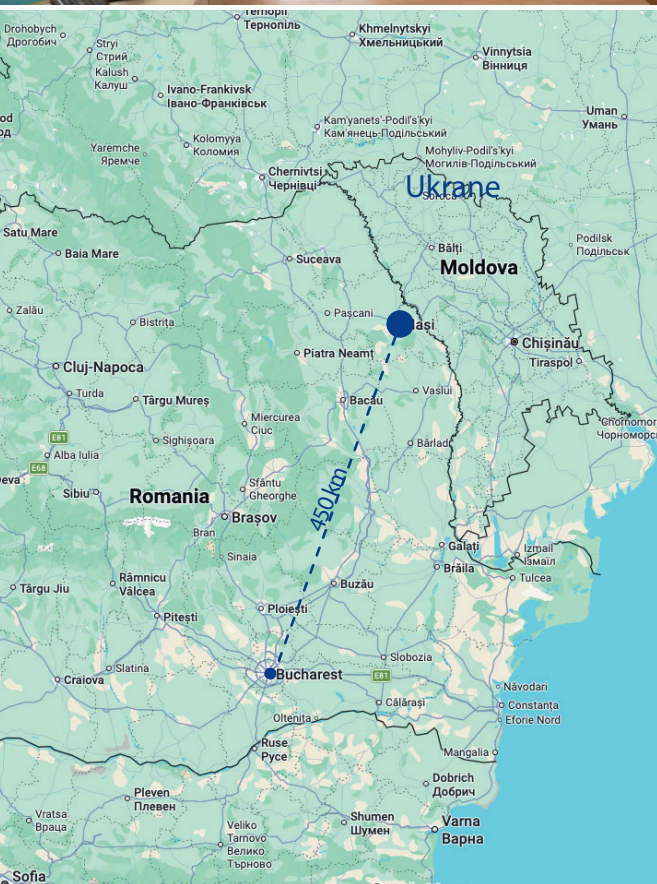
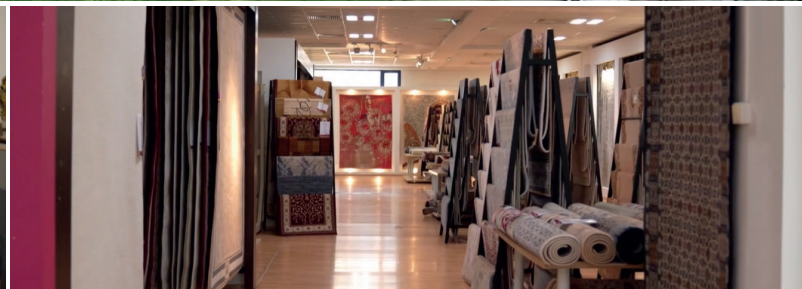


A modern, fully equipped office asset in a prime, high-traffic location in Iași city. Positioned on a major transit route out of the city, with additional on-site land available for expansion or parking.

Iași. Romania
2-4, Movila Pacureț str.



Current situation



Asset Profile (0.5 ha / 1.23 acres)

Structure: 5-story construction

Gross Leasable Area (GLA): 4,057 m² (approx. 43,670 sq. ft.)

Prime Location: Positioned in the high-traffic Păcurari district, located directly on the primary transit artery exiting Iași toward Bucharest and Western Romania.



Premium office leasing: Lease offices to corporate and tech companies, capitalizing on strong IT and university sector. Or create a mixed-use commercial center.

Site monetization: Develop the remaining land for expansion or high-density parking, adding a second income stream in a dense urban location.



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