

# Office building

Rented

Prague 7, Holešovice, Jankovcova



## Office building

Rented

Prague 7, Holešovice, Jankovcova

Service price	96 CZK monthly per m <sup>2</sup>
Total building area	13 600 m <sup>2</sup>
Tenant consumption	—
Parking	Yes
Parking service charges	—
Parking ratio	—
Certification	—
PENB	G
Reference number	15052

**Administrative building with modern office space for lease situated in Holešovice by the Vltava River. The area already houses multiple companies from a wide range of industries attracted by its unique business environment created by the combination of office, commercial and residential use in a mix of newly developed as well as stylishly refurbished industrial buildings along the riverbank whilst still being within very close proximity to Prague city center.**

**Location:**

The building is an integral part of the up and coming part of Prague 7 and is easily accessible by car and public transport – the Vltavská, Nádraží Holešovice (line C) and Palmovka (line B) metro stations are in close vicinity of the building. Car access is excellent being within a ten minute drive from the city center and because of its favourable car parking ratio.

**Features and Services:**

- "A class" offices specification
- Central Desk
- 24-hour security service
- CCTV – camera system protection
- Underground garage parking
- Storage space in the underground floors
- Fully air-conditioned premises
- Increased server room cooling
- Raised floors
- Acoustic ceilings
- Net height of 3m in the office
- Openable windows
- The combination of outdoor sun screens and internal blinds
- High quality anti-static carpets
- Sufficient number of telephone lines (ISDN)
- Fiber optic cable
- Possibility of backup power supply

Rental and service charges listed without VAT. Lessee pays no commission.