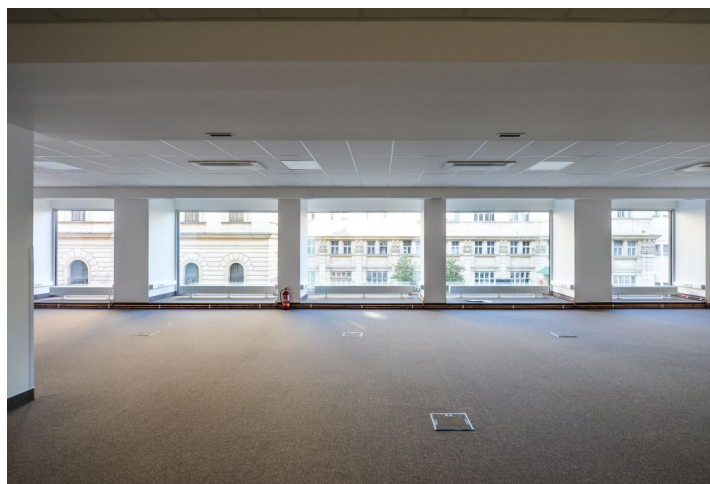


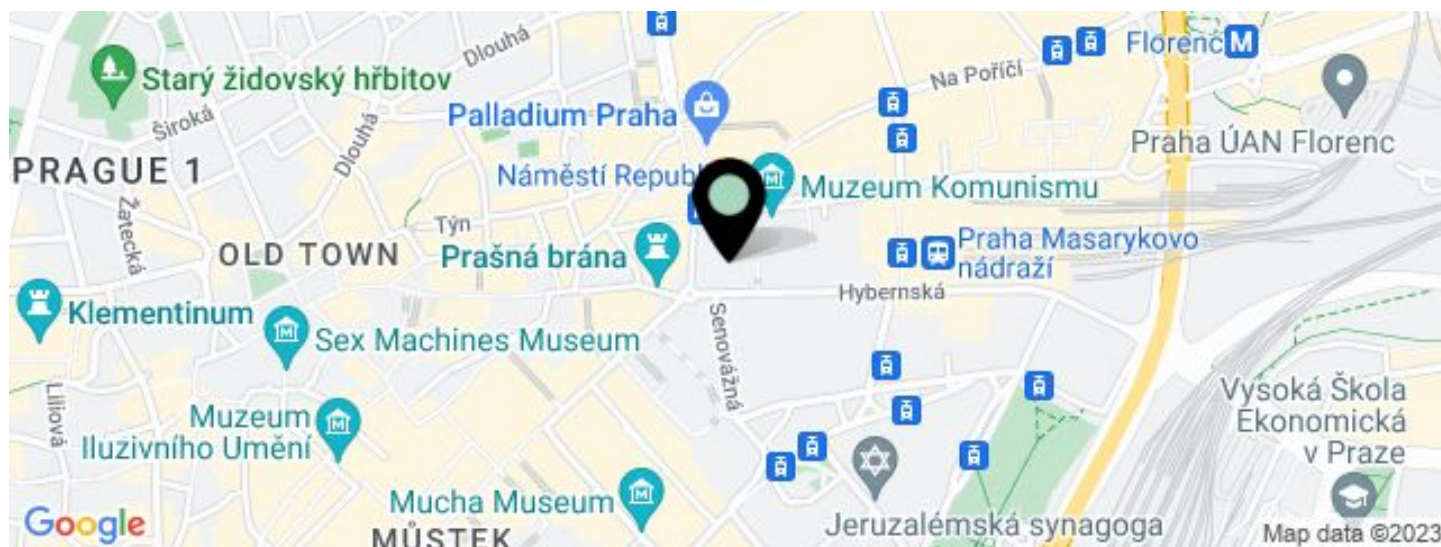
Office building

€ 12.00 - 12.40 / m² | CZK 300 - 310 / m²

453 m², Prague 1, Nové Město, Hybernská



Office building

€ 12.00 - 12.40 / m² | CZK 300 - 310 / m²453 m², Prague 1, Nové Město, Hybernská

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Office space, 2nd floor	214 m ²	130 CZK monthly per m ²	Yes	€ 12 / m ²
Office space, Mezzanine	239 m ²	130 CZK monthly per m ²	Yes	€ 12.40 / m ²

Office building**€ 12.00 - 12.40 / m² | CZK 300 - 310 / m²**453 m², Prague 1, Nové Město, Hybernská

Service price	130 CZK monthly per m ²
Total building area	2 323 m ²
Tenant consumption	—
Parking	Yes
Parking service charges	—
Parking ratio	—
Certification	—
PENB	G
Reference number	19869

Completely renovated administrative building with office and retail space for lease located on the border of Old and New Town, with excellent accessibility by car and public transportation.

Location:

Situated in a strategic location in New Town, the building is in close vicinity to Hlavní Nadraží - the Main Railway Station, the Masaryk railway station, and the Florenc bus station. Outstanding accessibility by car and public transportation - close to Prague's main highway that leads to the D1 highway, within walking distance of the Hlavní Nádraží (line C), Náměstí Republiky (line B), and Florenc (lines B, C) metro stations; there is a tram stop close to the building.

Features and services:

Sanitary facilities
Kitchenette
Oak front door
Floor covering
Kitchen furniture
Fridge
Dishwasher
Condensation boiler
Air conditioning
Heating system
Video / home phone ABB
Alarm
Electrical wiring: strong and weak currents
Openable windows
Lift

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

