



Office space

Prague 10, Vršovice, U Hranic

Rented





Office space

Rented

Prague 10, Vršovice, U Hranic

| | |
|-------------------------|--------------------|
| Available area | 286 m ² |
| Cellar | - |
| Parking | Yes |
| PENB | G |
| Reference number | 38996 |

This bright, air-conditioned office space with a total area of 286 sqm is located throughout the first floor of a house from 2000. The place is easily accessible by tram and the metro station is within walking distance. The air-conditioned space has recently been modernized, with new carpet on the floors. The windows have interior blinds. Heating is central. Facilities include an alarm. Office occupants have the opportunity to use a common southeast-oriented landscaped garden with a paved terrace in the courtyard. Parking for the owner is possible in the blue zone in front of the house; there is also the possibility of renting a garage in the building. Employees or clients can use the nearby Na Hroudě parking.

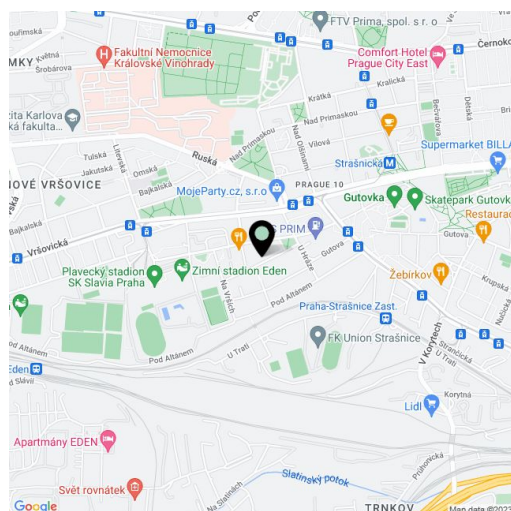
Location:

The location on the border of Strašnice, Vršovice and Hostivař offers easy access to public transport. Tram and bus stops are within a 5-minute walk, and the Strašnická metro station is a 10-minute walk away. The nearby Southern Junction facilitates car journeys. Offices are located in a quiet side street and at the same time within reach of all services - restaurants, cafes, shops, services (such as hairdressers), but also parks and sports facilities including swimming pools. Nearby is the future Drážní promenade with a bike, inline and jogging trail. The OC Eden shopping center is also close by.

Features and Services:

- 11 offices
- 2 meeting rooms
- Server room
- 2 kitchens
- Toilet
- Washroom and shower
- Cleaning room
- Entrance hall with a reception

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





LEGENDA MISTNOSTI:

| | |
|---------------------|---------------------|
| kancelár 1 | 18,8 m ² |
| kancelár 2 | 16,2 m ² |
| kancelár 3 | 23,4 m ² |
| kancelár 4 | 29,1 m ² |
| kancelár 5 | 21,6 m ² |
| kancelár 6 | 27,4 m ² |
| kancelár 7 | 14,9 m ² |
| kancelár 8 | 18,5 m ² |
| kancelár 9 | 38,3 m ² |
| kancelár 10 | 27,8 m ² |
| kancelár 11 | 48,5 m ² |
| zasedacia 1 | 77,4 m ² |
| zasedacia 2 | 36,0 m ² |
| kuchynka a chodba 1 | 14,9 m ² |
| kuchynka a chodba 2 | 19,4 m ² |
| chodba 1 | 2,1 m ² |
| chodba 2 | 56,3 m ² |
| chodba 3 | 38,7 m ² |
| chodba 4 | 2,4 m ² |
| chodba 5 | 3,1 m ² |
| WC 1 | 2,4 m ² |
| WC 2 | 1,3 m ² |
| WC 3 | 2,7 m ² |
| WC 4 | 1,6 m ² |
| WC 5 | 1,4 m ² |
| umývadna a sprcha | 3,7 m ² |
| umývadna | 1,1 m ² |
| dklad | 0,9 m ² |
| servisovna | 14,8 m ² |

PLOCHY K DISPOZICI

| | |
|--|-----------------------|
| CELKOVÁ VÝMERA PLOCHY BEZ WALO A PRÍLEK | 564,70 m ² |
| WALO (výmiera do stropnej úrovne) | 23,30 m ² |
| CELKOVÁ VÝMERA PLOCHY WALO BEZ PLOCHY POD PÍLJANMI | 586,00 m ² |
| Hochta pod píljanmi | 23,00 m ² |
| CELKOVÁ VÝMERA PLOCHY WALO BEZ PÍLJANÍ, BEZ WALO | 587,70 m ² |
| CELKOVÁ VÝMERA PLOCHY WALO BEZ PÍLJANÍ A WALO | 609,00 m ² |

— dverní otvor
- - - - - hraničné plochy miestnosti
— zdi
 podlahové plochy jsou děny obvodovými zdmi jednotlivých miestností, plocha zdi a plocha dverních otvorů není započítána

