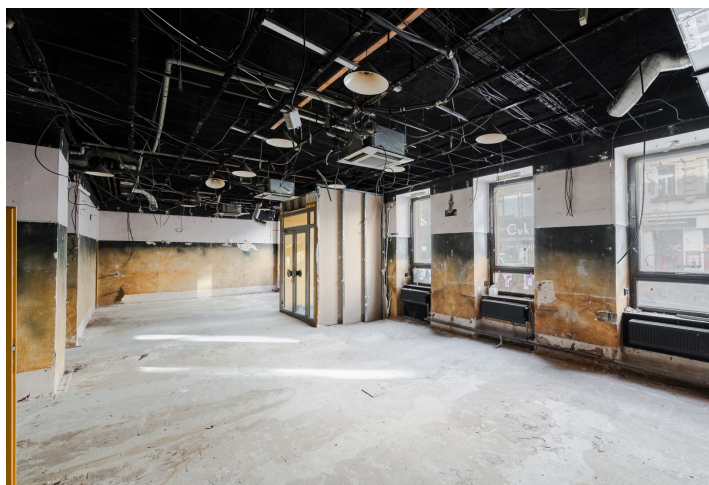




## Retail space

Prague 7, Holešovice, Milady Horákové

€ 11.40 / m<sup>2</sup> | CZK 277 / m<sup>2</sup>





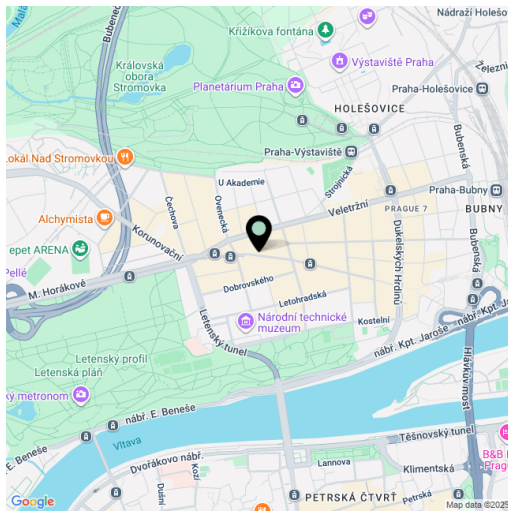


## Retail space

Prague 7, Holešovice, Milady Horákové

€ 11.40 / m<sup>2</sup> | CZK 277 / m<sup>2</sup>

|                  |                    |
|------------------|--------------------|
| Available area   | 740 m <sup>2</sup> |
| Min. area        | 740 m <sup>2</sup> |
| Parking          | -                  |
| PENB             | Not required       |
| Reference number | 111097             |



**Retail premises located on a busy main street in Letná, just a few steps from Letenské Náměstí. An ideal address for retail, gastronomy, or services.**

The ground floor offers approximately 555 m<sup>2</sup> of space with two entrances directly from the street, allowing for flexible layout options and various types of operations. From the ground floor, there is access to a courtyard garden of 336 m<sup>2</sup> with mature chestnut trees – an ideal place for outdoor seating, small events, or extending the business outdoors.

Connected to the ground floor is a basement area of 185 m<sup>2</sup>, suitable for storage or technical facilities. There is also an attic space of 128 m<sup>2</sup> offering additional possibilities depending on the tenant's needs.

Rent: CZK 210,000 per month. Long-term lease preferred.

The property is located in an attractive part of Milady Horákové Street, a high-traffic area with excellent visibility.

In total, the premises offer approximately **1,200 m<sup>2</sup>** of space (ground floor 554.6 m<sup>2</sup> + garden 336 m<sup>2</sup> + basement 185 m<sup>2</sup> + attic 128 m<sup>2</sup>).

**Suitable for gastronomy, fitness, retail, or services.**

The space is ready to be adapted to the tenant's specific needs.

Rent and service charges are quoted excluding VAT. No commission is paid by the tenant.



## Retail space

Prague 7, Holešovice, Milady Horákové

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