



**Office space**

Prague 9

€ 15.45 / m² | CZK 376 / m²

Service price	24 CZK monthly per m ²
Available area	4 357 m ²
Cellar	-
Parking	Yes
PENB	Not required
Reference number	111980

A newly constructed commercial building for rent, designed and planned with a focus on educational facilities. The project is ideal for a high school, college, or university, or any other educational institution seeking modern and sustainable facilities in Prague.

The building meets the most stringent legislative and technical requirements for education, which greatly simplifies the commissioning process. The modern and well-thought-out layout allows for efficient daily school operations and provides sufficient flexibility for various types of teaching and organizational arrangements. The entire building or individual parts of it can be leased according to the tenant's needs and preferences.

Location:

A quiet and developing part of Prague 9 with very good transport accessibility. Within walking distance of a public transport bus stop with connections to metro line C (Letňany) and the Praha-Čakovice railway station, which provides a fast connection to the center of Prague. The location is also easily accessible by car thanks to its connection to major roads and the Prague Ring Road. The surrounding area offers a full range of amenities and plenty of green space.

Facilities and services:

Legislative and technical requirements for educational centers
10 reserved parking spaces

Completion date: June 2027.

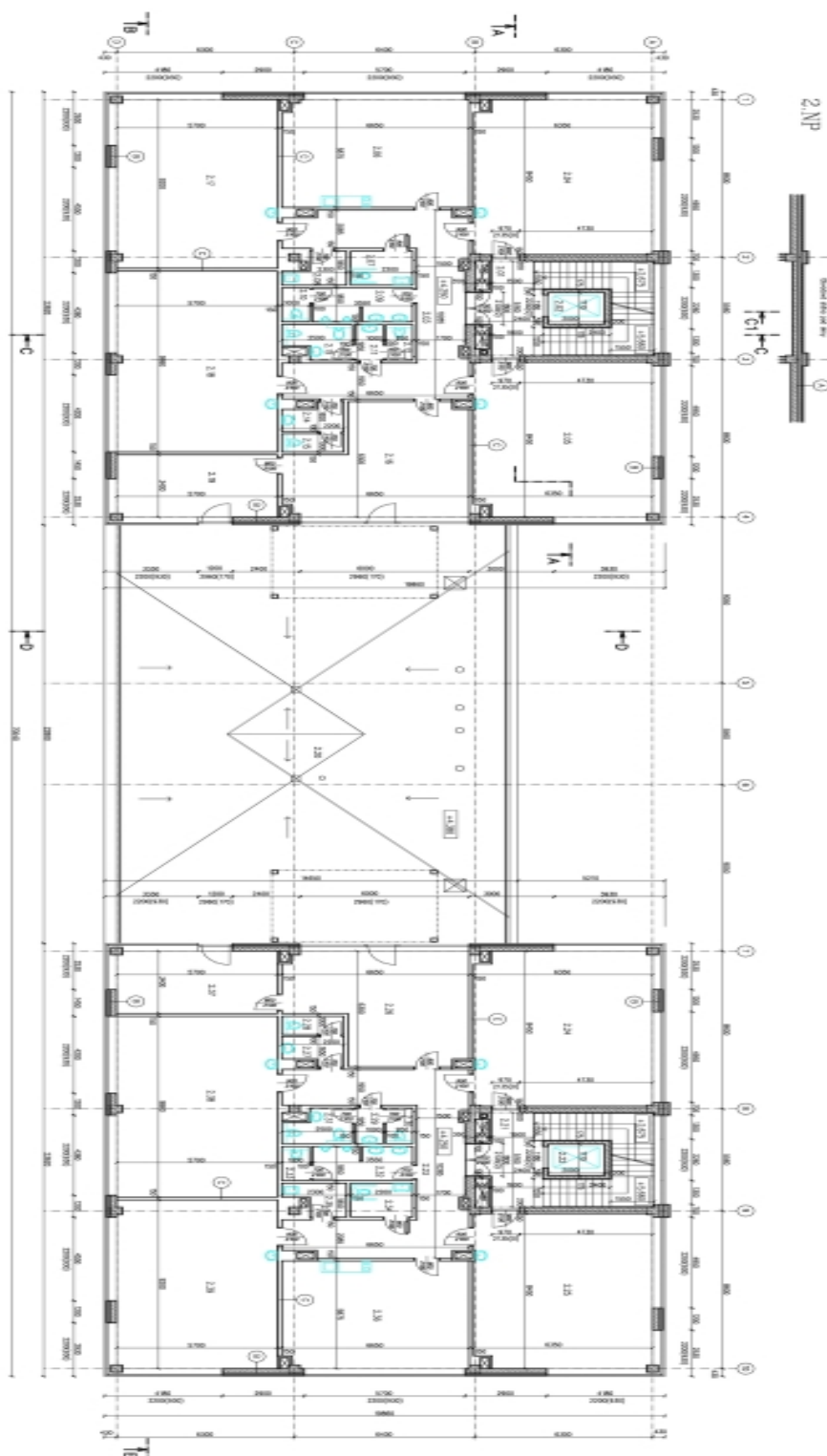
Rent and fees are listed without VAT. The tenant does not pay commission.



Room	Area (m ²)	Room	Area (m ²)
101	120	102	120
103	120	104	120
105	120	106	120
107	120	108	120
109	120	110	120
111	120	112	120
113	120	114	120
115	120	116	120
117	120	118	120
119	120	120	120
121	120	122	120
123	120	124	120
125	120	126	120
127	120	128	120
129	120	130	120
131	120	132	120
133	120	134	120
135	120	136	120
137	120	138	120
139	120	140	120
141	120	142	120
143	120	144	120
145	120	146	120
147	120	148	120
149	120	150	120
151	120	152	120
153	120	154	120
155	120	156	120
157	120	158	120
159	120	160	120
161	120	162	120
163	120	164	120
165	120	166	120
167	120	168	120
169	120	170	120
171	120	172	120
173	120	174	120
175	120	176	120
177	120	178	120
179	120	180	120
181	120	182	120
183	120	184	120
185	120	186	120
187	120	188	120
189	120	190	120
191	120	192	120
193	120	194	120
195	120	196	120
197	120	198	120
199	120	200	120

Room 101: 120 m²
 Room 102: 120 m²
 Room 103: 120 m²
 Room 104: 120 m²
 Room 105: 120 m²
 Room 106: 120 m²
 Room 107: 120 m²
 Room 108: 120 m²
 Room 109: 120 m²
 Room 110: 120 m²
 Room 111: 120 m²
 Room 112: 120 m²
 Room 113: 120 m²
 Room 114: 120 m²
 Room 115: 120 m²
 Room 116: 120 m²
 Room 117: 120 m²
 Room 118: 120 m²
 Room 119: 120 m²
 Room 120: 120 m²
 Room 121: 120 m²
 Room 122: 120 m²
 Room 123: 120 m²
 Room 124: 120 m²
 Room 125: 120 m²
 Room 126: 120 m²
 Room 127: 120 m²
 Room 128: 120 m²
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 Room 131: 120 m²
 Room 132: 120 m²
 Room 133: 120 m²
 Room 134: 120 m²
 Room 135: 120 m²
 Room 136: 120 m²
 Room 137: 120 m²
 Room 138: 120 m²
 Room 139: 120 m²
 Room 140: 120 m²
 Room 141: 120 m²
 Room 142: 120 m²
 Room 143: 120 m²
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 Room 147: 120 m²
 Room 148: 120 m²
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 Room 157: 120 m²
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 Room 164: 120 m²
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 Room 170: 120 m²
 Room 171: 120 m²
 Room 172: 120 m²
 Room 173: 120 m²
 Room 174: 120 m²
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 Room 176: 120 m²
 Room 177: 120 m²
 Room 178: 120 m²
 Room 179: 120 m²
 Room 180: 120 m²
 Room 181: 120 m²
 Room 182: 120 m²
 Room 183: 120 m²
 Room 184: 120 m²
 Room 185: 120 m²
 Room 186: 120 m²
 Room 187: 120 m²
 Room 188: 120 m²
 Room 189: 120 m²
 Room 190: 120 m²
 Room 191: 120 m²
 Room 192: 120 m²
 Room 193: 120 m²
 Room 194: 120 m²
 Room 195: 120 m²
 Room 196: 120 m²
 Room 197: 120 m²
 Room 198: 120 m²
 Room 199: 120 m²
 Room 200: 120 m²



[illegible]

A  1000 ohm $\pm 10\%$
Tolerance $\pm 10\%$
Resistance $\pm 10\%$
Color code: 1000 ohm $\pm 10\%$

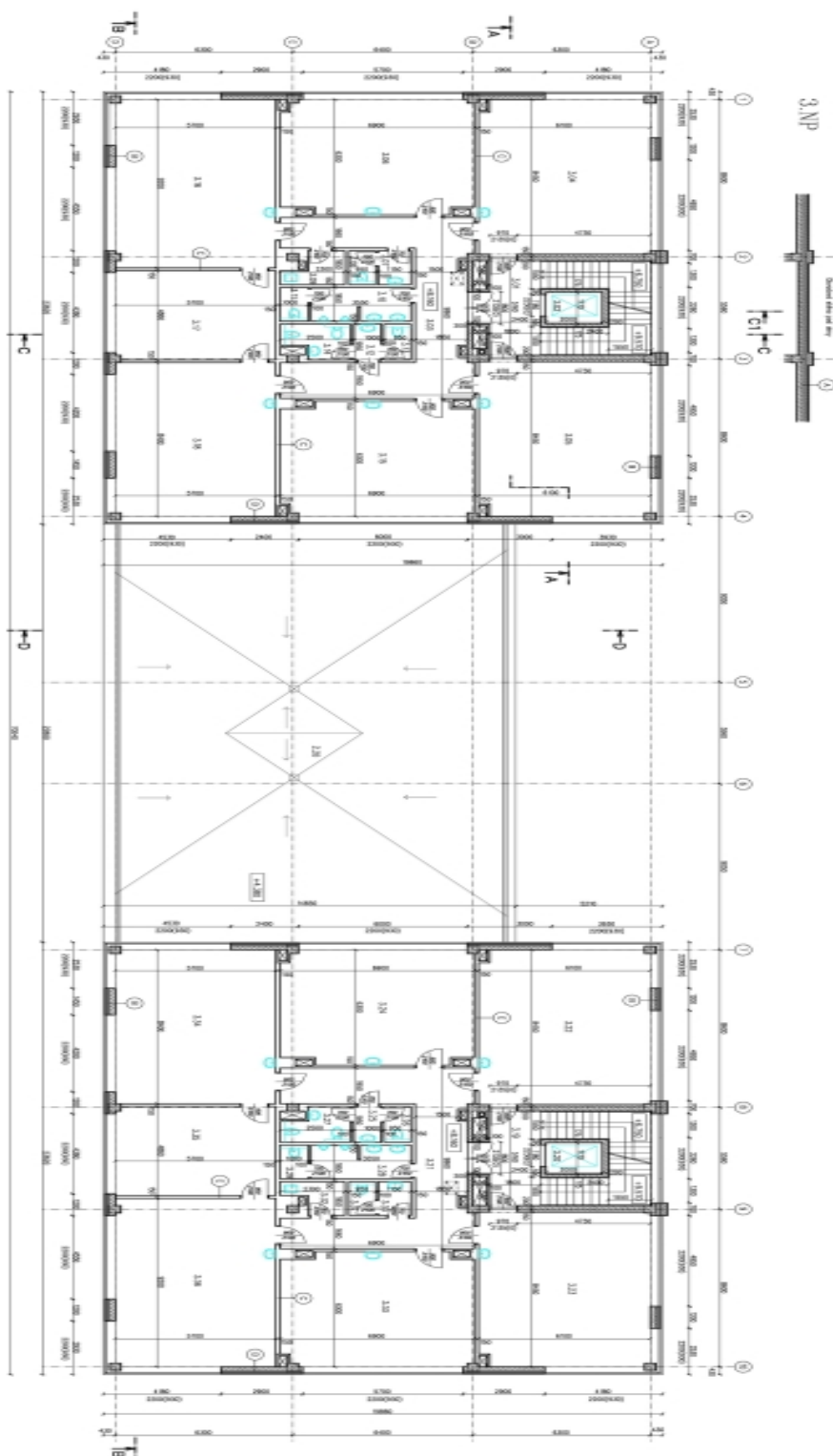
B  100 ohm $\pm 5\%$
Tolerance $\pm 5\%$
Resistance $\pm 5\%$
Color code: 100 ohm $\pm 5\%$

C  10 ohm $\pm 1\%$
Tolerance $\pm 1\%$
Resistance $\pm 1\%$
Color code: 10 ohm $\pm 1\%$



Room	Area (m ²)	Area (sq ft)	Area (m ²)	Area (sq ft)
121	121	1308	121	1308
122	122	1308	122	1308
123	123	1308	123	1308
124	124	1308	124	1308
125	125	1308	125	1308
126	126	1308	126	1308
127	127	1308	127	1308
128	128	1308	128	1308
129	129	1308	129	1308
130	130	1308	130	1308
131	131	1308	131	1308
132	132	1308	132	1308
133	133	1308	133	1308
134	134	1308	134	1308
135	135	1308	135	1308
136	136	1308	136	1308
137	137	1308	137	1308
138	138	1308	138	1308
139	139	1308	139	1308
140	140	1308	140	1308
141	141	1308	141	1308
142	142	1308	142	1308
143	143	1308	143	1308
144	144	1308	144	1308
145	145	1308	145	1308
146	146	1308	146	1308
147	147	1308	147	1308
148	148	1308	148	1308
149	149	1308	149	1308
150	150	1308	150	1308

- 121 - 122 - 123 - 124 - 125 - 126 - 127 - 128 - 129 - 130 - 131 - 132 - 133 - 134 - 135 - 136 - 137 - 138 - 139 - 140 - 141 - 142 - 143 - 144 - 145 - 146 - 147 - 148 - 149 - 150
- 121 - 122 - 123 - 124 - 125 - 126 - 127 - 128 - 129 - 130 - 131 - 132 - 133 - 134 - 135 - 136 - 137 - 138 - 139 - 140 - 141 - 142 - 143 - 144 - 145 - 146 - 147 - 148 - 149 - 150
- 121 - 122 - 123 - 124 - 125 - 126 - 127 - 128 - 129 - 130 - 131 - 132 - 133 - 134 - 135 - 136 - 137 - 138 - 139 - 140 - 141 - 142 - 143 - 144 - 145 - 146 - 147 - 148 - 149 - 150





Venkovní plochy: 10 vyhrazených parkovacích míst

Jméno výkresu:
Situace

