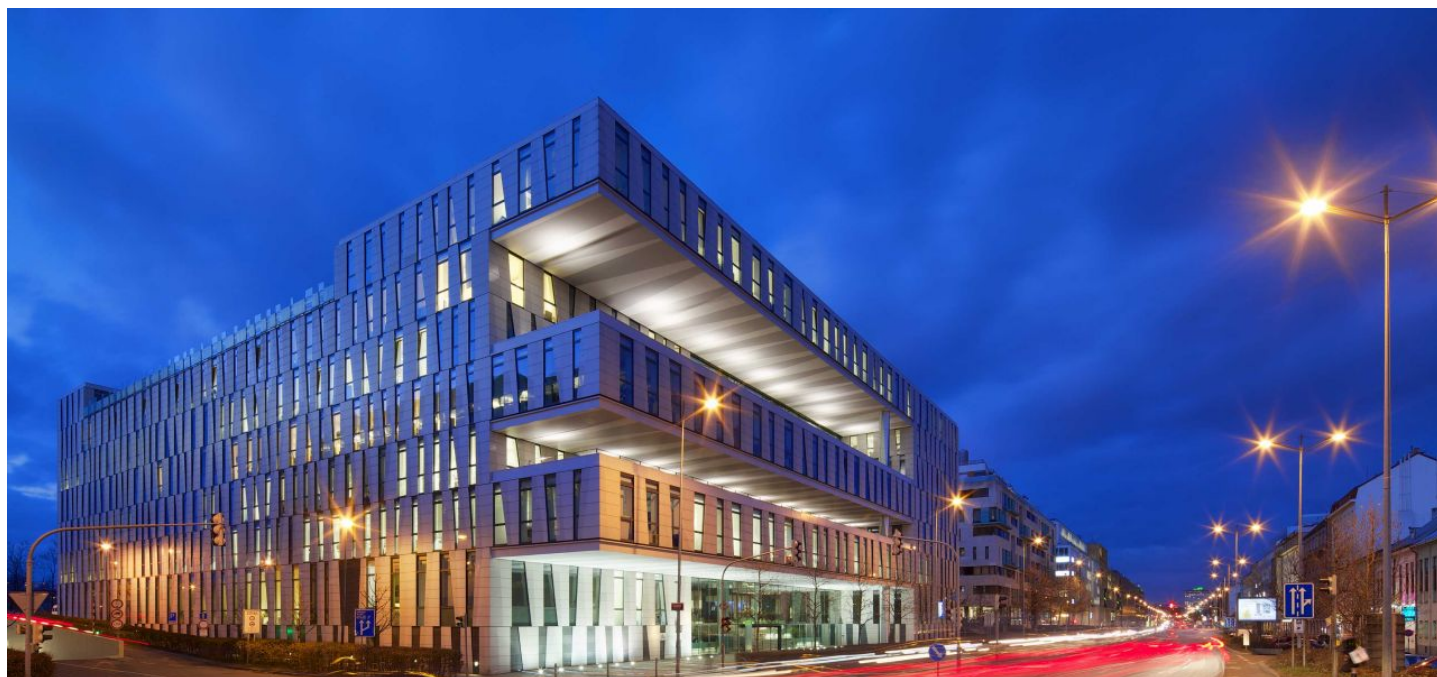




Office building

€ 19.50 - 22.50 / m² | CZK 474 - 547 / m²

3 185 m², Prague 8, Karlín, Rohanské nábřeží





Office building

€ 19.50 - 22.50 / m² | CZK 474 - 547 / m²

3 185 m², Prague 8, Karlín, Rohanské nábřeží



UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Office space, 3rd floor + terrace	557 m²	143 CZK monthly per m²	EUR 165 / pp / month	€ 19.50 - 22.50 / m²
Office space, 3rd floor	407 m²	143 CZK monthly per m²	EUR 165 / pp / month	€ 19.50 - 22.50 / m²
Office space, 2nd floor + terraces	886 m²	143 CZK monthly per m²	EUR 165 / pp / month	€ 19.50 - 22.50 / m²
Office space, 2nd floor + terraces	438 m²	143 CZK monthly per m²	EUR 165 / pp / month	€ 19.50 - 22.50 / m²
Office space, 2nd floor + terraces	897 m²	143 CZK monthly per m²	EUR 165 / pp / month	€ 19.50 - 22.50 / m²

**Office building****€ 19.50 - 22.50 / m² | CZK 474 - 547 / m²**3 185 m², Prague 8, Karlín, Rohanské nábřeží

Service price	143 CZK monthly per m ²
Total building area	21 337 m ²
Tenant consumption	—
Parking	Yes
Parking service charges	1100
Parking ratio	—
Certification	—
PENB	B
Reference number	14708

The high-quality administrative center offers office space for rent. Energy efficient and environmentally friendly building, saves approx. 40% of energy compare to conventional office buildings and at the same time provides healthier quality of internal climate. Significant savings on operation cost.

Location:

Prominent river side location with good access to the highway D1, D8 and to the city centre. Excellent access by public transport provides tram stops nearby and metro stations Florenc and Křižíkova (line B).

Features and services:

Sprinklers
 Raised floor
 Modern air-conditioning system
 Underground parking
 High flexible floor plan-dividable
 24 hours security
 CCTV
 Magnetic card access
 External and internal terraces
 Visitors parking
 DGNB certificate

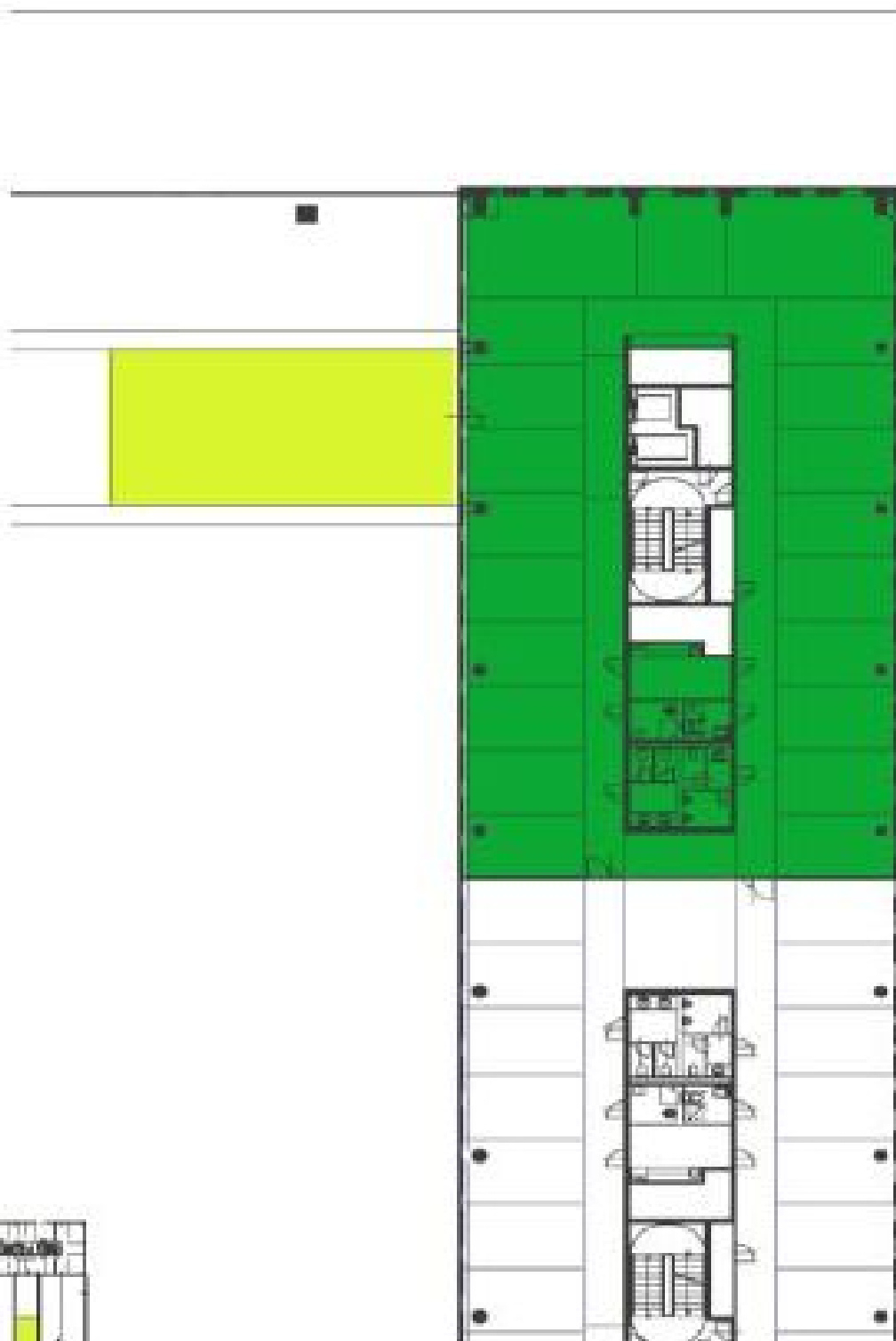
Rental and service charges listed without VAT. Lessee pays no commission.



Office building

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3. patro | 3rd floor (521 sqm + terrace)



**Office building**3 185 m², Prague 8, Karlín, Rohanské nábřeží**€ 19.50 - 22.50 / m² | CZK 474 - 547 / m²**