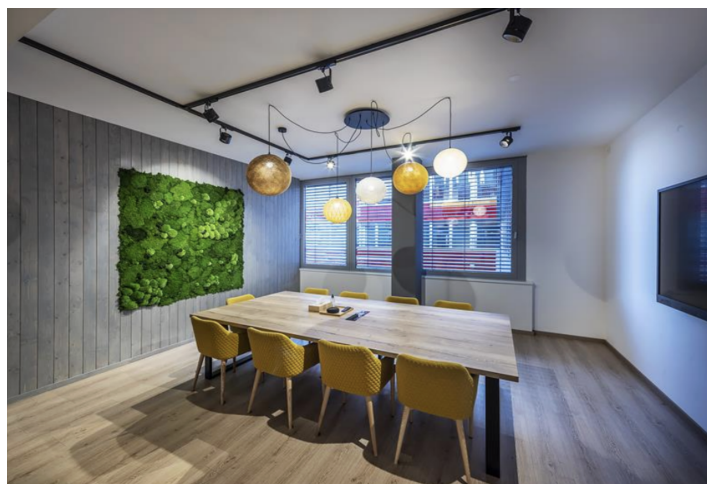




Office building

1268 m², Prague 5, Smíchov, Plzeňská

€ 16.50 / m² | CZK 401 / m²





Office building

1 268 m², Prague 5, Smíchov, Plzeňská

€ 16.50 / m² | CZK 401 / m²



UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Office space, 5th floor	315 m²	5 EUR monthly per m²	EUR 140 / ps / month	€ 16.50 / m²
Office space, 3rd floor	347 m²	5 EUR monthly per m²	EUR 140 / pp / month	€ 16.50 / m²
Office space, 1st floor	413 m²	5 EUR monthly per m²	EUR 140 / pp / month	€ 16.50 / m²
Office space, ground floor	194 m²	5 EUR monthly per m²	EUR 140 / pp / month	€ 16.50 / m²
Sublease, Office space, 3rd floor	520 m²	125 CZK monthly per m²	EUR 140 / pp / month	€ 16.75 / m²



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Service price	5 EUR monthly per m²
Total building area	13 317 m²
Tenant consumption	—
Parking	Yes
Parking service charges	—
Parking ratio	—
Certification	—
PENB	B
Reference number	14710

Office space for lease in a modern seven-storey office building in Prague 5. The building is architecturally designed as two interconnected blocks that create a functional and flexible space. The advantage of the location is the proximity to hotels, entertainment centers and shopping areas Nový Smíchov and Anděl City.

Location:

Excellent transport accessibility – in close vicinity of bus and tram stops and the Anděl metro station (line B). The Smíchovské nádraží (line B) train/metro station is just 5 minutes away on foot. Easy access by car to the Strakonický tunnel and Prague ring road.

Features and Services:

Openable windows
 Primary cooling and heating by preconditioned air supply and regulated by 4-pipe fan coil system
 Adjustable external blinds
 Raised floors
 Back-up generator
 LAN connection and CAT cabling provisions
 ISDN/ADSL
 4 high speed elevators
 24/7 reception and surveillance
 Permanent CCTV monitoring
 On-site facility management
 Garage parking

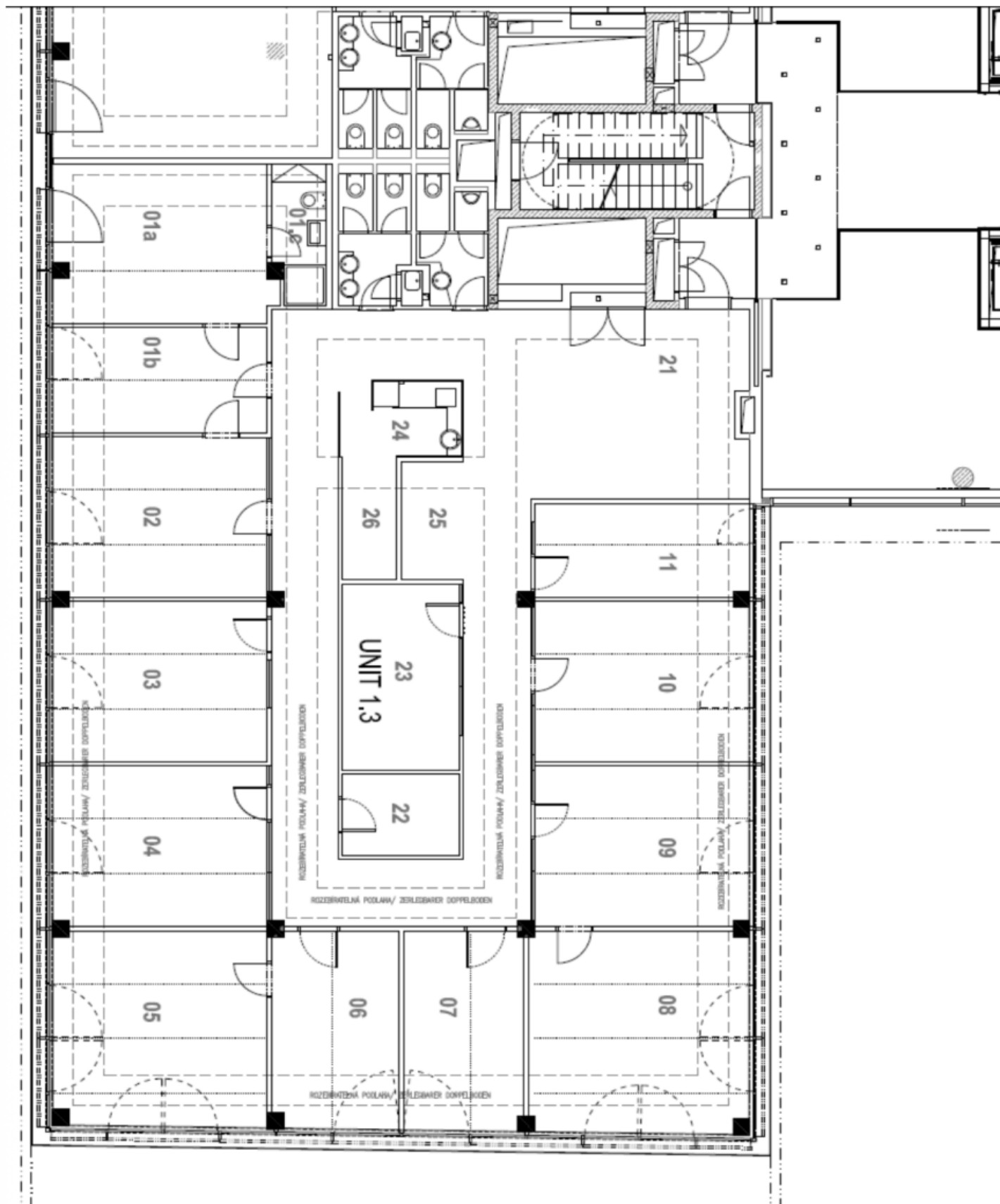
Rental and service charges listed without VAT. Lessee pays no commission.



Office building

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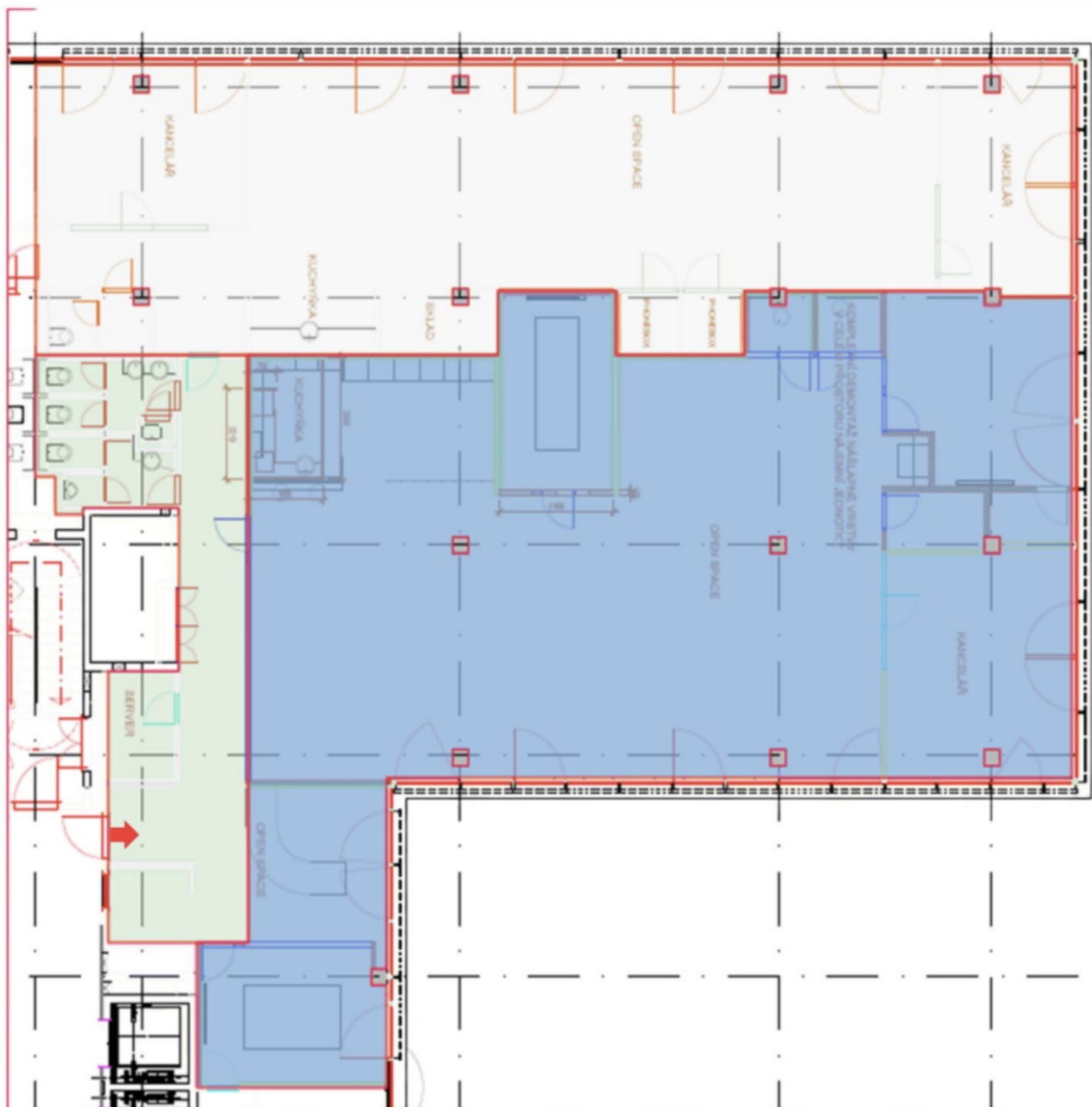
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**Office building**1268 m², Prague 5, Smíchov, Plzeňská**€ 16.50 / m² | CZK 401 / m²**



Office building

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