



Office building

€ 11.00 - 11.80 / m² | CZK 268 - 287 / m²

2 967 m², Prague 3, Strašnice, U Nákladového nádraží

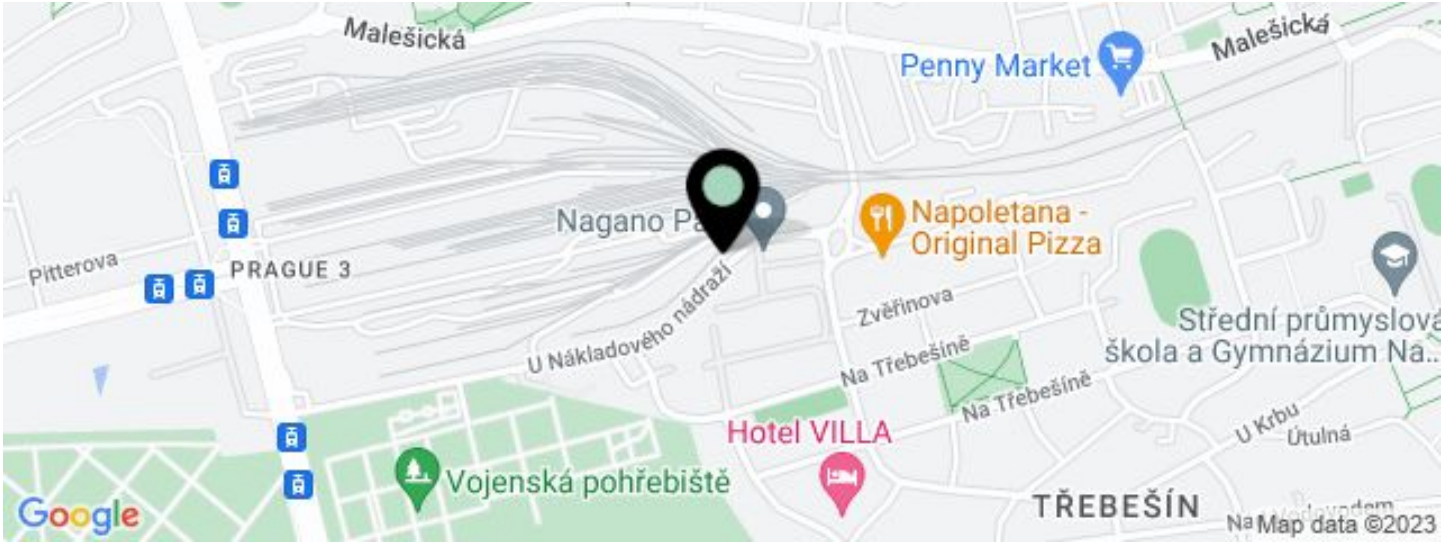




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UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Building IV, Office space, 4th floor	238 m²	100 CZK monthly per m²	EUR 75 / ps / month	€ 11.80 / m²
Building III, Office space, 4th floor	1 055 m²	100 CZK monthly per m²	EUR 75 / ps / month	€ 11 / m²
Building II, Office space, 3rd floor	939 m²	100 CZK monthly per m²	EUR 75 / ps / month	€ 11 / m²
Building I, Office space, 4th floor	551 m²	100 CZK monthly per m²	EUR 75 / ps / month	€ 11.80 / m²
Building I, Office space, 2nd floor	184 m²	100 CZK monthly per m²	EUR 75 / ps / month	€ 11.80 / m²

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Service price	100 CZK monthly per m ²
Total building area	18 527 m ²
Tenant consumption	—
Parking	Yes
Parking service charges	—
Parking ratio	—
Certification	—
PENB	D
Reference number	15557

Business park, completed in 2003, consists of four office buildings offering office space for lease in Prague 3 - Strašnice. The complex offers storage spaces, 2 restaurants and a free fitness centre for tenants.

Location:

The building is easily accessible by car and public transport - bus and tram stops nearby, Želivského metro station (line A) is about 15 minutes walk away. Own shuttle bus in the morning and afternoon.

Features and Services:

Central reception
Security service 24/7
Data center
Intelligent Building Management System
Facility management
Meeting room
High speed elevators
Air conditioning
Suspended ceilings
Storage space
Bistro, restaurant and fitness center
Secure car parking

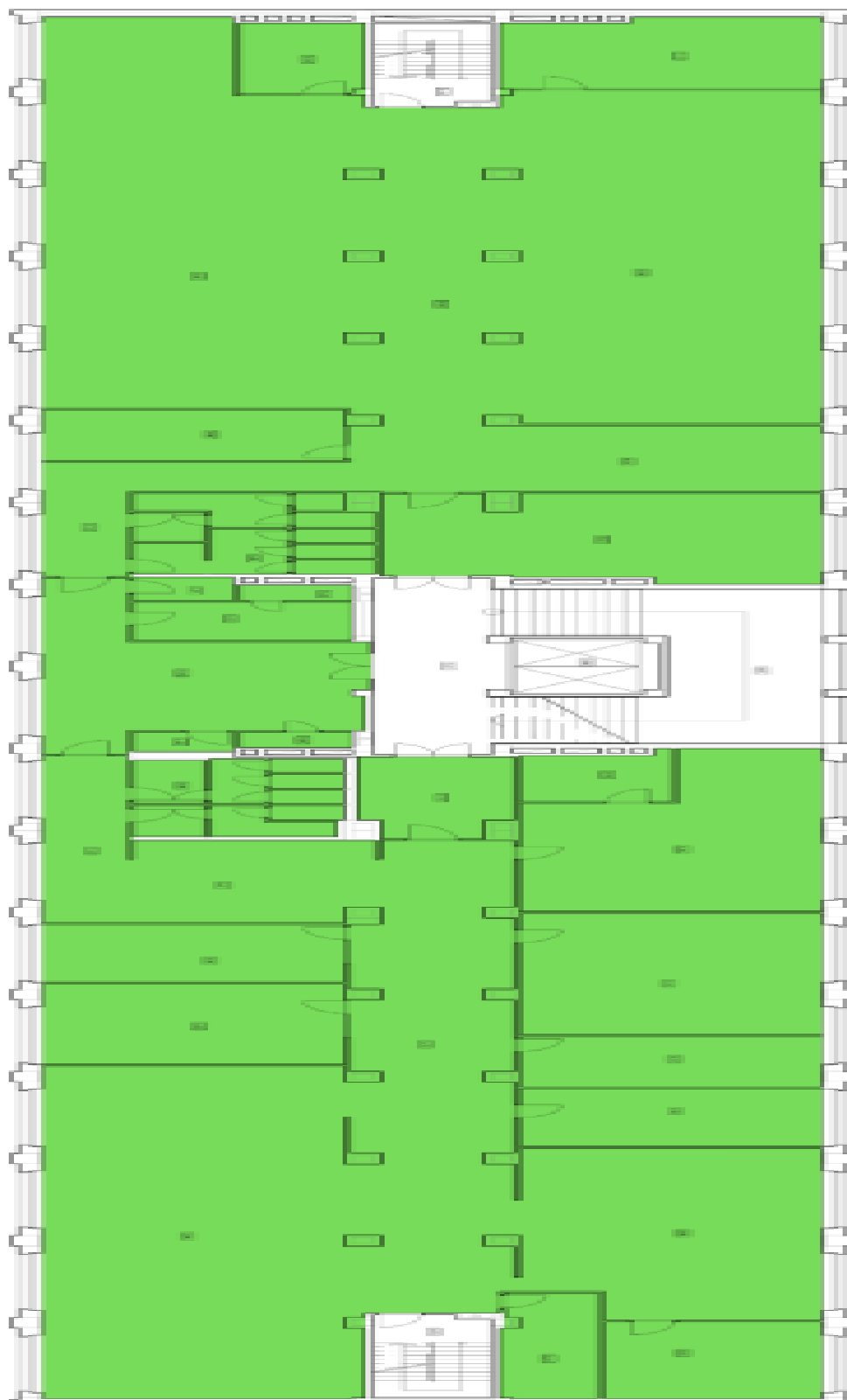
Rental and service charges listed without VAT. Lessee pays no commission.



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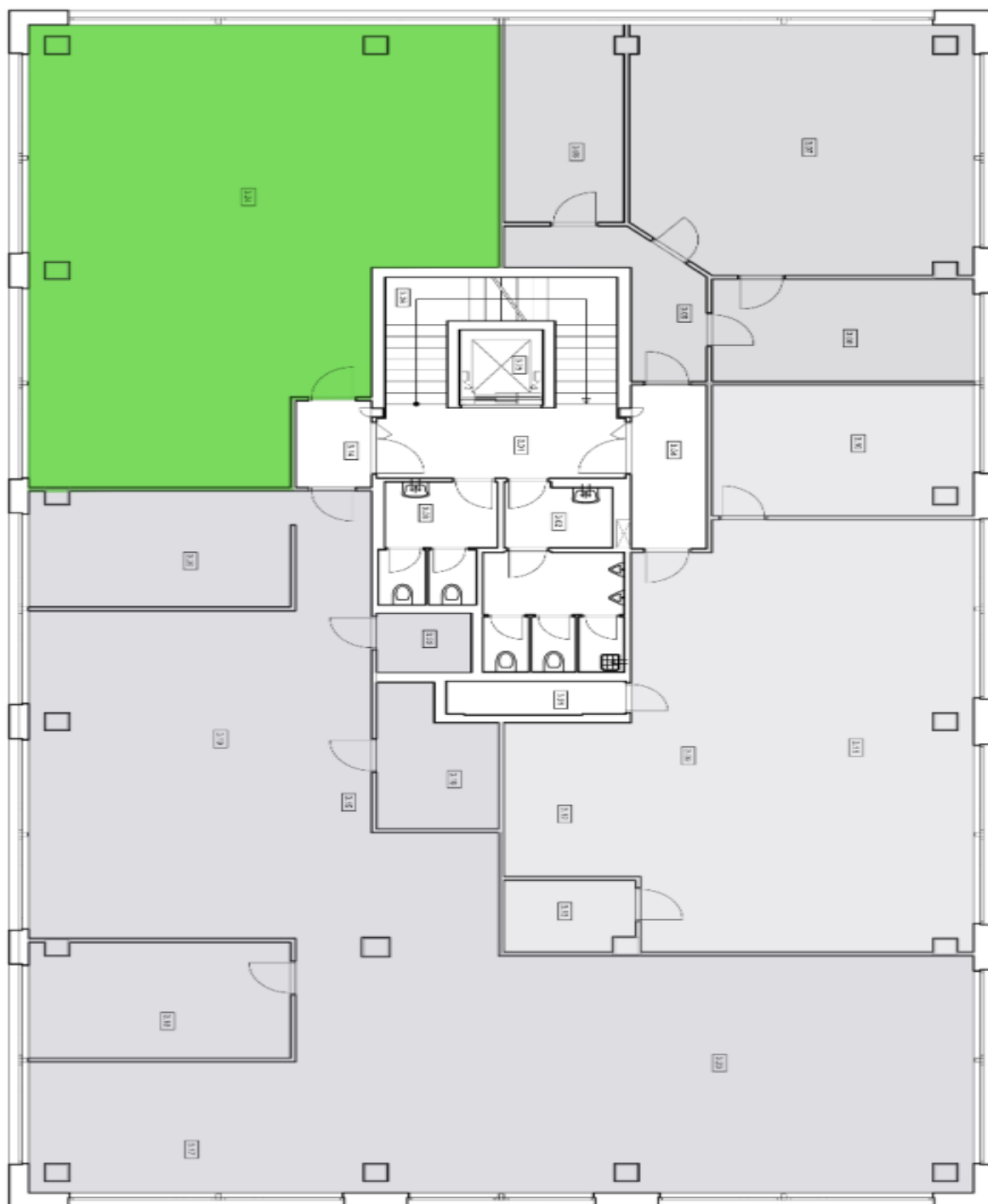




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