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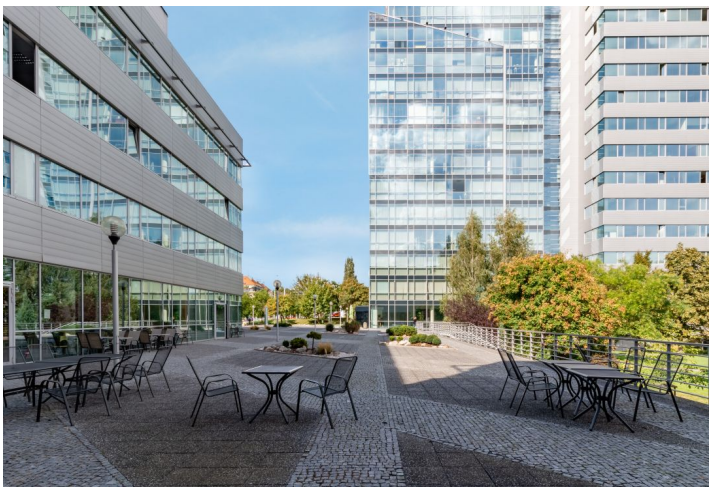
Office building

769 m², Prague 7, Holešovice, Jankovcova

€ 15.90 / m² | CZK 387 / m²



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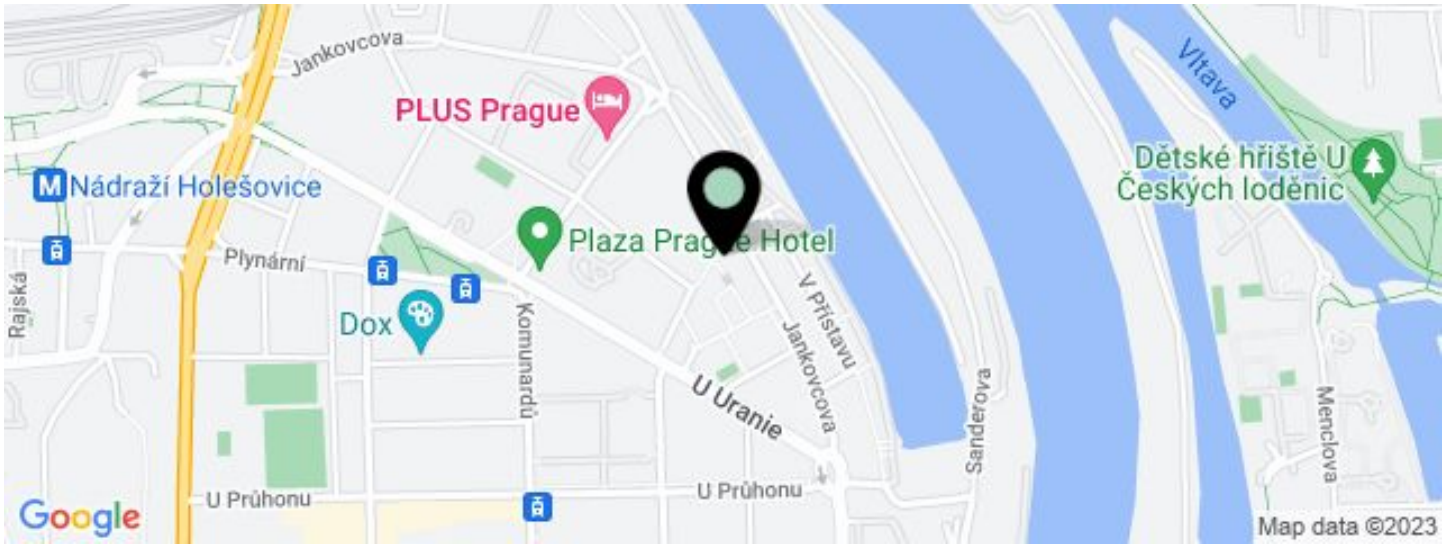

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Building B, Office space, 2nd floor	478 m²	135 CZK monthly per m²	EUR 140 / pp / month	€ 15.90 / m²
Building B, Office space, ground floor	291 m²	135 CZK monthly per m²	EUR 140 / pp / month	€ 15.90 / m²

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Service price	135 CZK monthly per m²
Total building area	21 000 m²
Tenant consumption	—
Parking	Yes
Parking service charges	290
Parking ratio	—
Certification	—
PENB	C
Reference number	15705

Administrative complex in Prague 7 offers modern office space for lease. The building, which has received international BREEAM certification at the Very Good level, consists of two towers - building A with 19 floors and the lower building B with 4 floors. The complex features a representative reception with 24/7 operation, a central entry system with ticket barriers, round-the-clock security service, and a camera system. There are enough parking spaces in the underground garages, including for visitors, modern elevators, and professional building management.

The complex includes a restaurant, café, dining room, bicycle storage room with showers and cloakrooms, courtyard garden, and other services. The offices are bright, air-conditioned, and flexibly designed. The building is pet-friendly and allows connection to optical and wired data networks.

Location:
Good accessibility by public transportation and car – close to the metro stations Vltavská (line C) and Palmovka (line B), tram stops (Dělnická or Maniny) are few minutes walk. Number of primary transportation routes, including access to the D1 and D8 (Berlin) highways.

Features and Services:
Representative reception with 24/7 access
Ample parking spaces for tenants and their visitors
Card access system - access via ticket barriers
24/7 security service
Security camera system
Professional building management, round-the-clock maintenance and cleaning
6 high-speed elevators in building A, 3 elevators in building B
Bicycle storage room including toilets, showers, and changing rooms
Garden in the courtyard
Cafeteria
Café
Pet friendly
ATM
Individual electricity metering for each tenant
Heating, cooling, and water are included in the center management fees
Electronic fire protection system (EPS)
Stable fire extinguishing equipment (SHZ)
Cassette ceiling with built-in lighting
Cooling with thermostat-controlled FCU (fan coil) units
Heating: central – radiators, convectors
Central ventilation system
Raised floors with floor boxes
Openable windows
Blinds

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Vertical slats
Horizontal blinds
Connection to data and telecommunications networks – possibility of connection to optical/metallic cable (at the tenant's decision and expense)

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

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