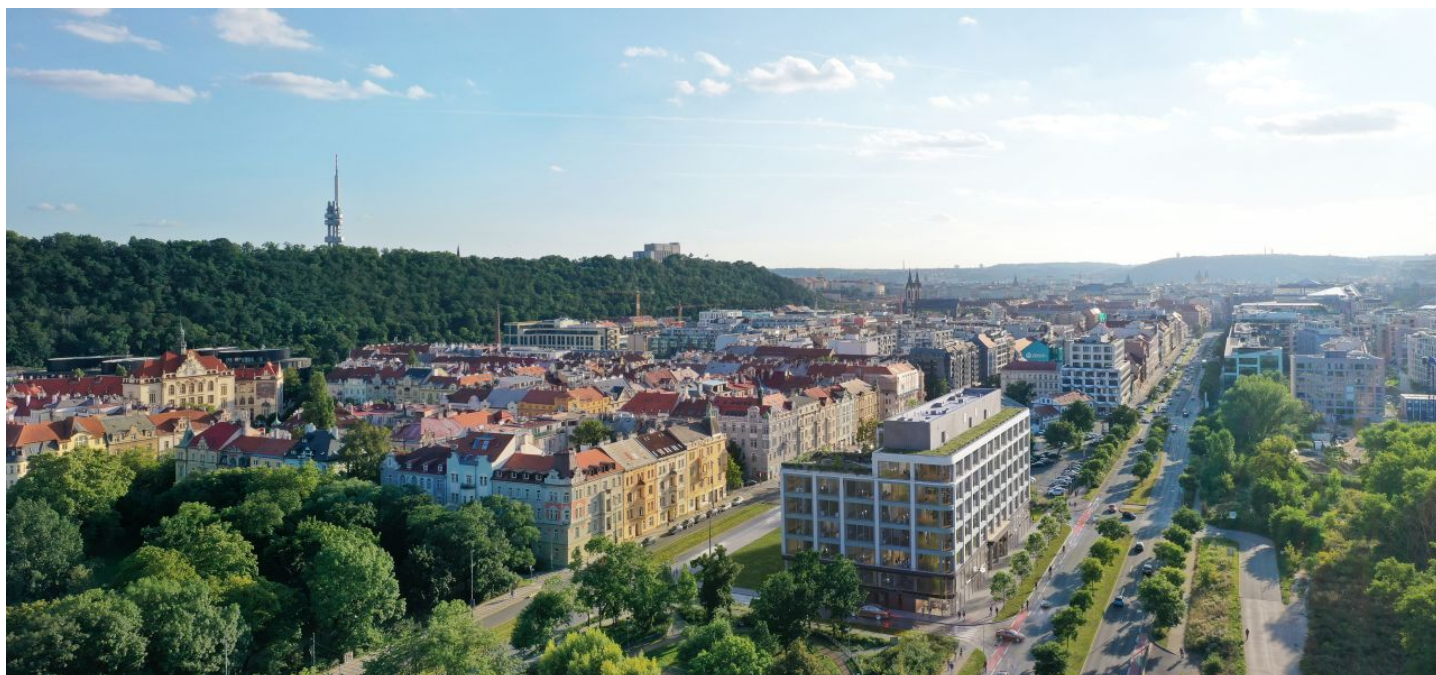




## Office space

Prague 8, Karlín, Rohanské nábřeží

Ask for price



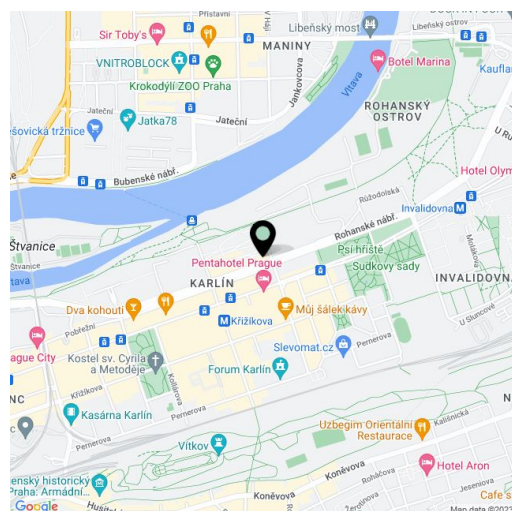


## Office space

Prague 8, Karlín, Rohanské nábřeží

Ask for price

|                  |                    |
|------------------|--------------------|
| Available area   | 710 m <sup>2</sup> |
| Cellar           | -                  |
| Parking          | Yes                |
| PENB             | B                  |
| Reference number | 34101              |



Office space for lease on the 1st floor in an elegant modern building on the border of the Sokolovská and Rohanské embankments. The building acquired the LEED Core & Shell GOLD level international certification. It is built in a way that combines modernity and urban greenery.

**Location:**

The location offers a wide range of services in the immediate vicinity, including a recreational zone along the Vltava River. Easy access by car and public transport—the Urxova tram stop is next to the building and the Křížkova metro station (line B) is within walking distance.

**Features and services:**

EPS with automatic self-extinguishing sprinkler system  
 Flexible office space layout  
 3 m clear height in rooms and corridors  
 Openable windows  
 Access card system  
 Security service  
 Double floor  
 Possibility of adding a kitchenette  
 Exterior blinds  
 Ventilation system  
 Bicycle storage room, showers  
 Optical cables  
 LED lights  
 Air conditioning  
 Cooling  
 Toilets  
 Elevator  
 CCTV

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



## Office space

Prague 8, Karlín, Rohanské nábřeží

Ask for price

3NP

