



Office space

Prague 8, Karlín, Sokolovská

€ 14.00 / m² | CZK 352 / m²





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Service price	90 CZK monthly per m ²
Available area	109 m ²
Cellar	-
Parking	Yes
PENB	G
Reference number	22334

Office premises for sublease on the 1st floor of an administrative project consisting of six buildings. The space has been approved for a medical facility. The complex of buildings offers relaxation areas with greenery and water elements, completed with interesting sculptures.

Location:

Outstanding accessibility by car and public transportation – in close vicinity of the Invalidovna metro station (line C), and tram stops, also conveniently located to the north-south highway with easy access to the D1 and D8 highways.

Features and specification:

- BREEAM certification
- 24/7 reception & security service
- Card access
- CCTV security service
- Individual temperature control in each room
- Operable windows
- External sun-blinds with electrical control
- Raised floor with floor boxes
- ISDN telephone lines with Internet connection possibility
- Kitchenette within each unit
- Electronic smoke detectors
- 4 modern elevators in each building
- Underground storage possibility
- Green area between the buildings
- 2 canteens & cafeteria within the project
- 2 bicycle storage including sanitary facilities

Severance amount is CZK 1 200 000. Available from 1.1.2018.

Rentals and service charges are listed without VAT. Lessee pays no commission.



