



# Office space

Prague 5, Smíchov, Radlická

Rented





|                  |                                    |
|------------------|------------------------------------|
| Service price    | 110 CZK monthly per m <sup>2</sup> |
| Available area   | 178 m <sup>2</sup>                 |
| Cellar           | -                                  |
| Parking          | EUR 120 / ps / month               |
| PENB             | G                                  |
| Reference number | 102600                             |

**E**

Modern administrative complex offers high quality office space for lease on the 1st floor in Prague 5. The complex consists of a historic building that has undergone a reconstruction and a modern building with many shops and restaurants and a covered atrium in the courtyard. The building is one of the most advanced intelligent buildings in Prague with a fully integrated and centralized management system controlling security, access, lighting and energy.

**Location:**

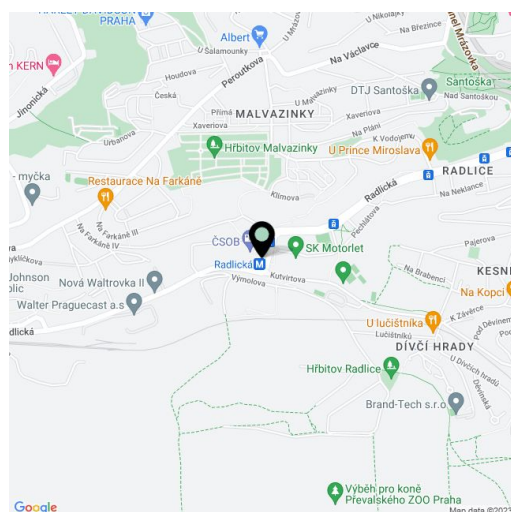
The building is within walking distance of the Anděl metro station (line B) and shopping zone. The offices are very easily accessible by car and public transportation, with a number of tram stops, a bus and train station.

**Features and Services:**

- Central receptions in historic and modern building
- Security service 24/7
- EPS, EZS, ACS CONTROL, CCTV and intelligent building management system
- Lifts
- Magnetic card access
- Air-conditioning
- Partly openable windows
- Heavy duty carpets
- Equipped kitchenettes
- Underground parking

Photos do not show the actual condition of the premises.

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





2.NP - Vacant (office)



351,0m<sup>2</sup>