



Retail space

121 m², Prague 8, Karlín, Sokolovská

€ 595 356 | CZK 15 000 000



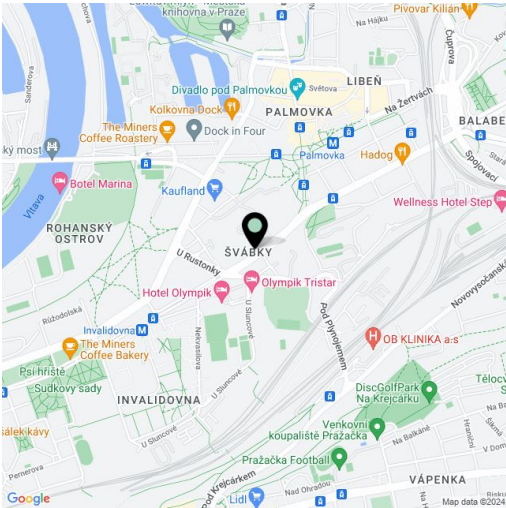


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Total area	121 m²
Parking	1 garage parking space
PENB	G
Reference number	105173



This new commercial area of 121 m² with high ceilings and a direct entrance from the street is located on the ground floor of a designer apartment building that is being built in the wider center of the city, in the lively and cosmopolitan district of Karlín.

The area consists of one open space with a large glazed entrance from Sokolovská Street.

The building, designed by the progressive Czech-Slovak EDIT! studio, is in the final stage before completion and the offered space with a respectable ceiling height of 3.3 m will be handed over in a shell & core condition. As part of the building permit, the unit is ready for the approval of a commercial space (showroom, sample room, services, etc.).

An excellent location in a district where residential, office, and commercial zones work in perfect symbiosis. Karlín is famous for its exceptional restaurants, excellent accessibility from the city center, and also abundance of greenery. There is a metro station and a tram stop just a few steps away, as well as a bike path and a footbridge connecting Karlín with Holešovice nearby.

Total area 121 m².

The offer price of the property does not include VAT and its sale is subject to this tax.

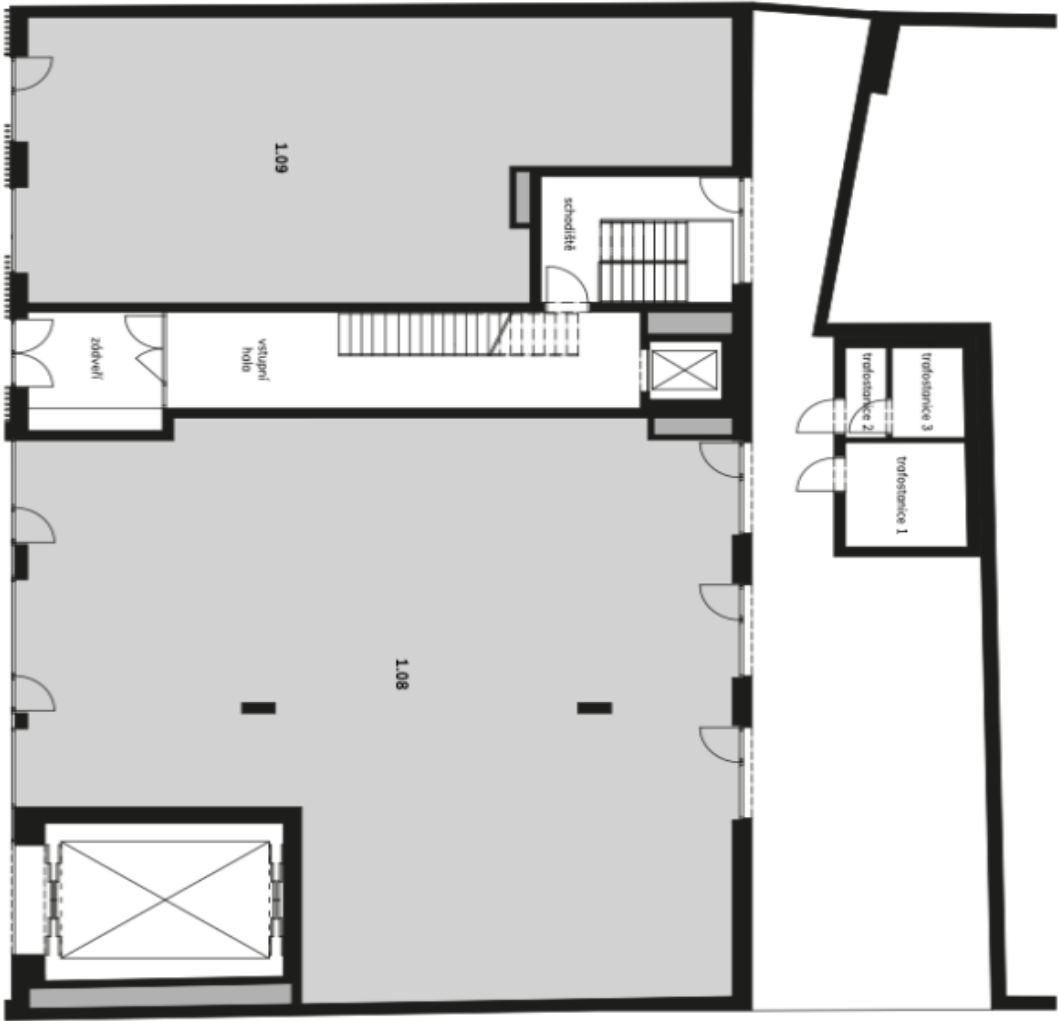
Option to purchase 100% of the shares in a company (share deal) instead of buying property.



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