

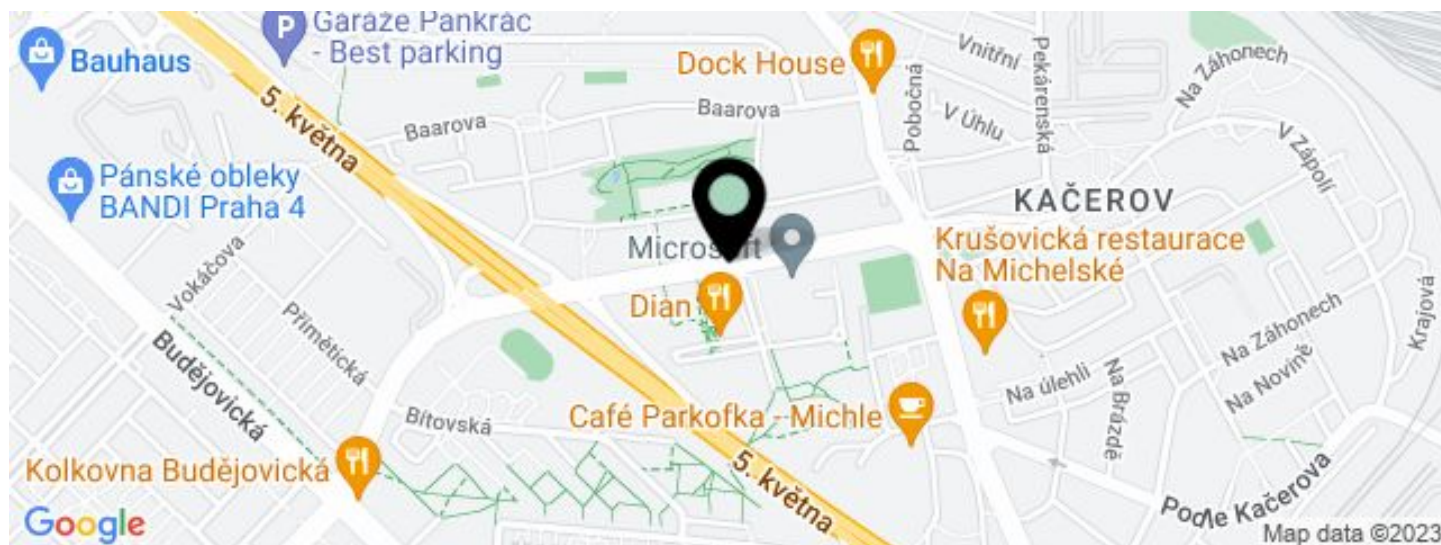


Office building

743 m², Prague 4, Michle, Vyskočilova

€ 17.50 / m² | CZK 439 / m²



**Office building****€ 17.50 / m² | CZK 439 / m²**743 m², Prague 4, Michle, Vyskočilova

| UNIT | AVAILABLE AREA | SERVICES | PARKING | MONTHLY RENT |
|-------------------------|--------------------|---------------------------------------|----------------------|--------------------------|
| Office space, 5th floor | 743 m ² | 171 CZK monthly per m ² | EUR 125 / ps / month | € 17.50 / m ² |

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| | |
|-------------------------|------------------------------------|
| Service price | 171 CZK monthly per m ² |
| Total building area | 16 500 m ² |
| Tenant consumption | — |
| Parking | 125 EUR |
| Parking service charges | — |
| Parking ratio | — |
| Certification | — |
| PENB | D |
| Reference number | 14723 |

The modern office building, originating from the workshop of the architectural studio Aulík Fišer, offers the rental of quality Class A office space in Prague 4. These can be used as an open plan, separate office units or a combination of both options together. The building, completed in 2005, also offers all tenants a roof terrace accessible with excellent views of Prague. BREEAM certification at the Very Good level.

Location:

The metro station Budějovická (line C) is connected to free shuttle buses and is only a 5-minute walk away. There is also a public transport stop in front of the building. Another benefit is the immediate connection to the North-South motorway and the D1 motorway connecting Prague with Brno, Budapest and Vienna.

Features and Services:

Representative reception
 CCTV and electronic security system
 24/7 security service and access
 Access card system
 Modern elevators
 Extensive Canteen
 Café, restaurant, coffee shop and fitness center within BB Centrum
 Roof terrace accessible to all tenants

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



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