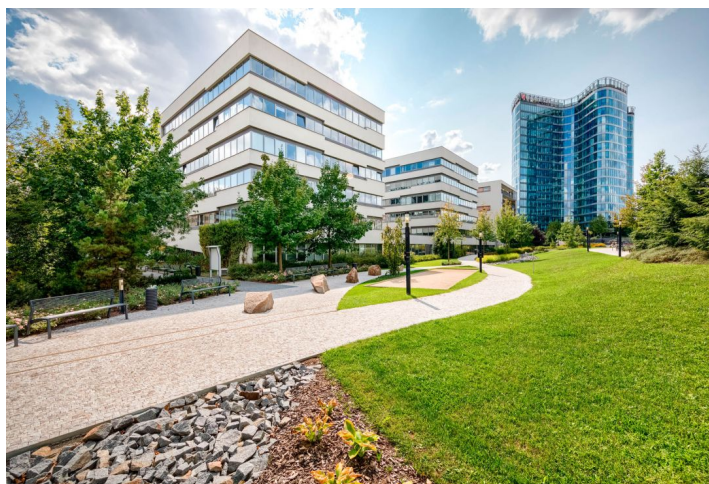




Office building

Prague 4, Michle, Želetavská

Rented



**Office building**

Prague 4, Michle, Želetavská

Rented

| | |
|-------------------------|---|
| Service price | 165 CZK monthly per m ² |
| Total building area | 7 374 m ² |
| Tenant consumption | Consumption included in the service charges |
| Parking | 115 EUR |
| Parking service charges | — |
| Parking ratio | — |
| Certification | — |
| PENB | G |
| Reference number | 15580 |

The project, which consists of two interconnected office buildings for lease, offers office space for lease within the largest administrative complex in Prague 4. There is a representative central reception, 4 high-speed elevators and 245 parking spaces.

Location:

Good accessibility by public transport – in the vicinity of the Budějovická metro station (line C) and bus stops. Strategically situated near the D1 highway and the Prague Ring Road.

Features and services:

Elegant central reception area
 24-hour security service, CCTV
 4 high-speed elevators
 Fire protection system
 Card access system
 Flexible office space layout
 Ample number of telephone and ISDN lines, possibility to connect to a fibre-optic cable network
 Suspended ceilings
 High quality carpeting
 Air conditioning provided by a four-tube fan coil unit
 Exterior blinds
 245 indoor parking spaces

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