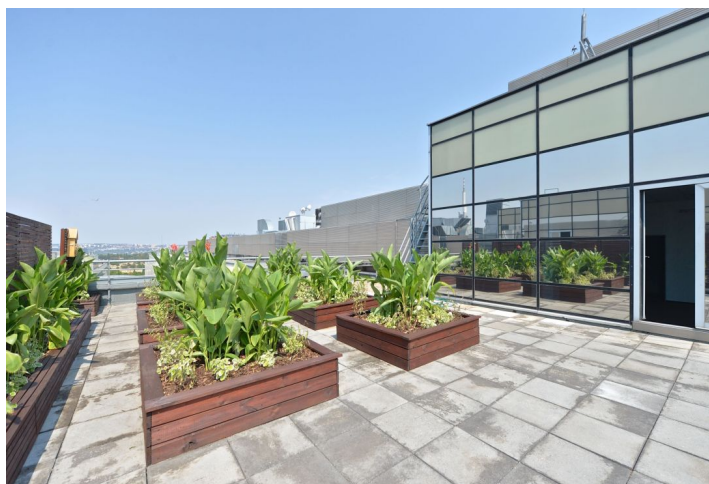


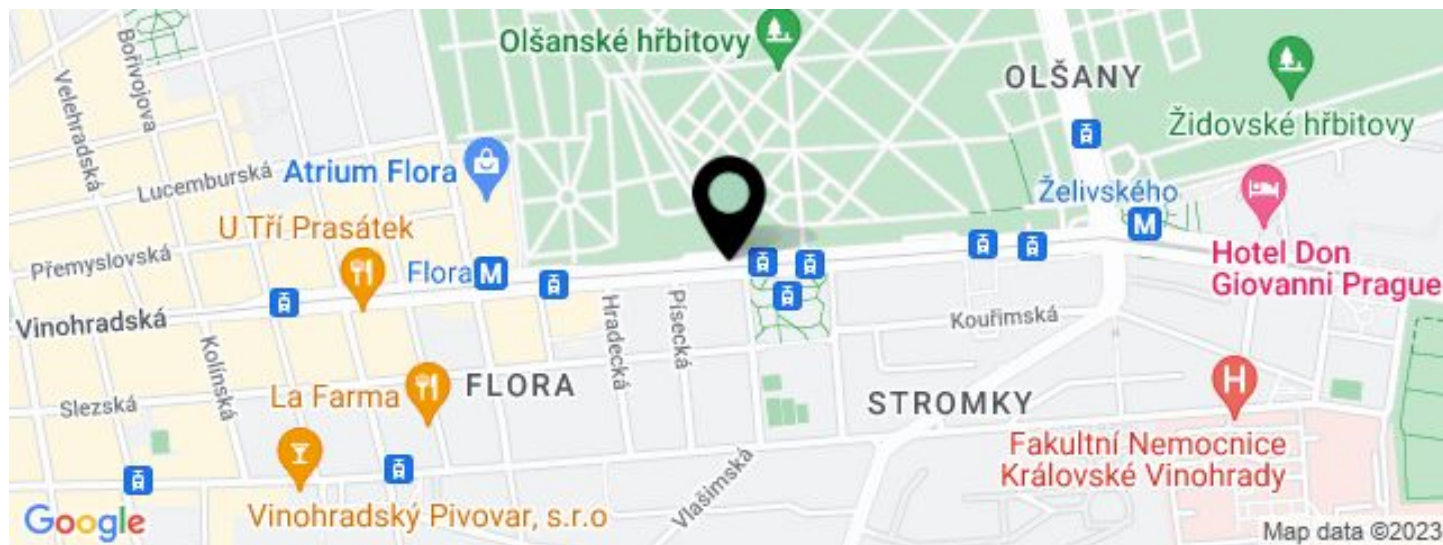


# Office building

€ 12.00 - 15.00 / m<sup>2</sup> | CZK 301 - 376 / m<sup>2</sup>

2 028 m<sup>2</sup>, Prague 3, Vinohrady, Vinohradská



**Office building****€ 12.00 - 15.00 / m<sup>2</sup> | CZK 301 - 376 / m<sup>2</sup>**2 028 m<sup>2</sup>, Prague 3, Vinohrady, Vinohradská

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Office space, 6 th floor	2 028 m <sup>2</sup>	190 CZK monthly per m <sup>2</sup>	EUR 110 / ps / month	€ 12 - 15 / m <sup>2</sup>

**Office building****€ 12.00 - 15.00 / m<sup>2</sup> | CZK 301 - 376 / m<sup>2</sup>**2 028 m<sup>2</sup>, Prague 3, Vinohrady, Vinohradská

Service price	190 CZK monthly per m <sup>2</sup>
Total building area	18 000 m <sup>2</sup>
Tenant consumption	—
Parking	110 EUR
Parking service charges	—
Parking ratio	1:40
Certification	—
PENB	G
Reference number	15631

**Multifunctional complex offers flexible and high-standard office space for lease. Offices are divided into three towers, with each tower having a separate entrance and reception, the top floors have terraces with excellent view of the surroundings. Shopping and entertainment center in the complex.**

**Location:**

Excellent transportation connections to the other parts of the city – tram stop in front of the complex, while the Flora metro station (line A) is accessible from a shopping mall on the lower floors.

**Features and Services:**

24-hour security service  
 Representative entrance area with a reception  
 Flexible layout  
 Most advanced telecommunication connection  
 Air-conditioning and heating  
 Sprinklers  
 CCTV  
 Modern lifts  
 Electronic Security  
 Suspended ceilings with integrated lighting  
 Outdoor blinds  
 Openable windows  
 Raised floors  
 Parking for visitors

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





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