

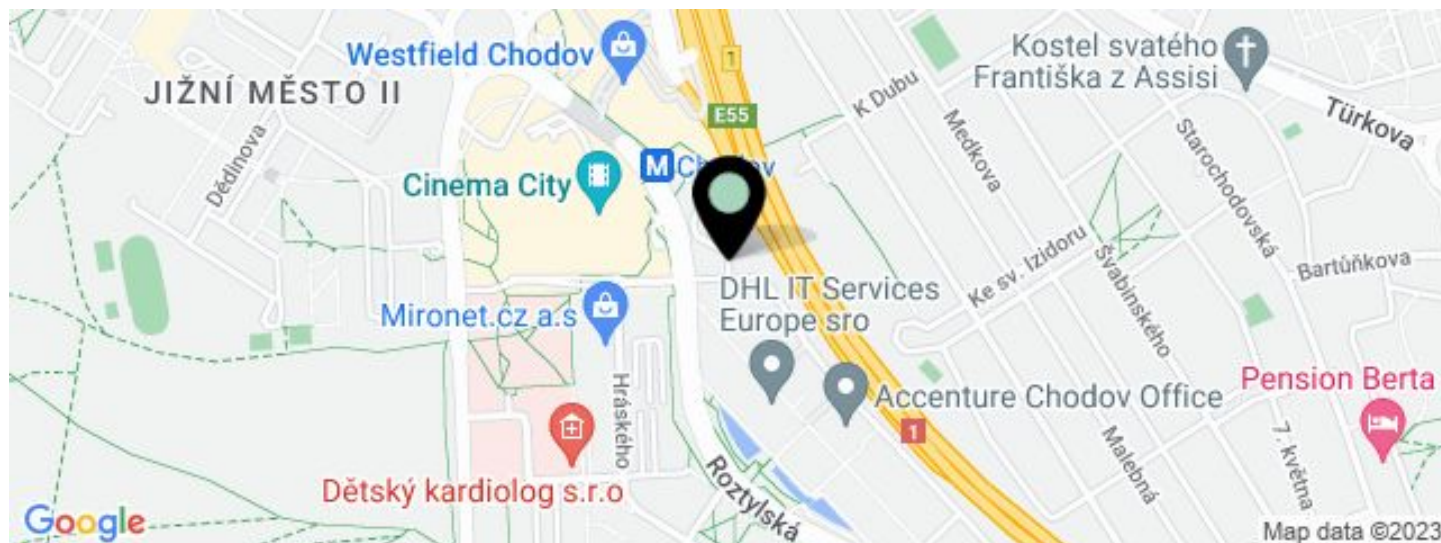


Office building

19 664 m², Prague 4, Chodov, V Parku

€ 15.20 - 15.75 / m² | CZK 384 - 398 / m²



**Office building****€ 15.20 - 15.75 / m² | CZK 384 - 398 / m²**19 664 m², Prague 4, Chodov, V Parku

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Building 11, Office space, 1st floor	591 - 1542 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Building 10, Office space, 2nd floor	281 - 1160 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Building 10, Office space, 1st floor	512 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Building 8, Office space 2nd floor	1 047 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Building 3, office space, 1st floor	330 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Building 3, Retail space, ground floor	140 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.25 - 15.75 / m ²
Building 2, Office space, 1st floor	1 344 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Building 2, Office space, Ground floor	513 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Building 2, Office space, 2nd floor	531 - 1 606 m ²	159 CZK monthly per m ²	EUR 110 / ps / month	€ 15.20 - 15.75 / m ²
Sublease, Building 6, Office space, 2nd floor	1 057 m ²	0 CZK monthly per m ²	Yes	€ 10 / m ²
Sublease, Building 12, Office space, 3rd floor	1 470 m ²	0 CZK monthly per m ²	Yes	€ 10 / m ²

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Service price	159 CZK monthly per m ²
Total building area	110 000 m ²
Tenant consumption	—
Parking	110 EUR
Parking service charges	—
Parking ratio	—
Certification	—
PENB	G
Reference number	15673

Campus-style office community business park. The site includes 12 state-of-the-art superior-standard buildings. The buildings are situated in a landscaped garden that consists of carefully selected trees, plants, and grasses and a network of streams, fountains, and pools. Atrium gardens and vestibules connect each building with the outside garden and create a unique office environment.

Location:

The project is situated in Prague 4—the Czech capital's fastest growing big business and retail destination—adjacent to the Prague-Budapest-Vienna highway and 50 m from the Chodov metro station (line C) and transportation hub. The site is also located next to one of Prague's most ambitious retail-entertainment projects: the Chodov shopping center that forms an integral part of this vibrant new city quarter.

Features and services:

- High-speed broadband fiber optic connections
- Shared lobby with a reception
- 24/7 access
- High-speed and service
- Elevators
- Secured networks
- Air conditioning
- Raised floors
- Lighting

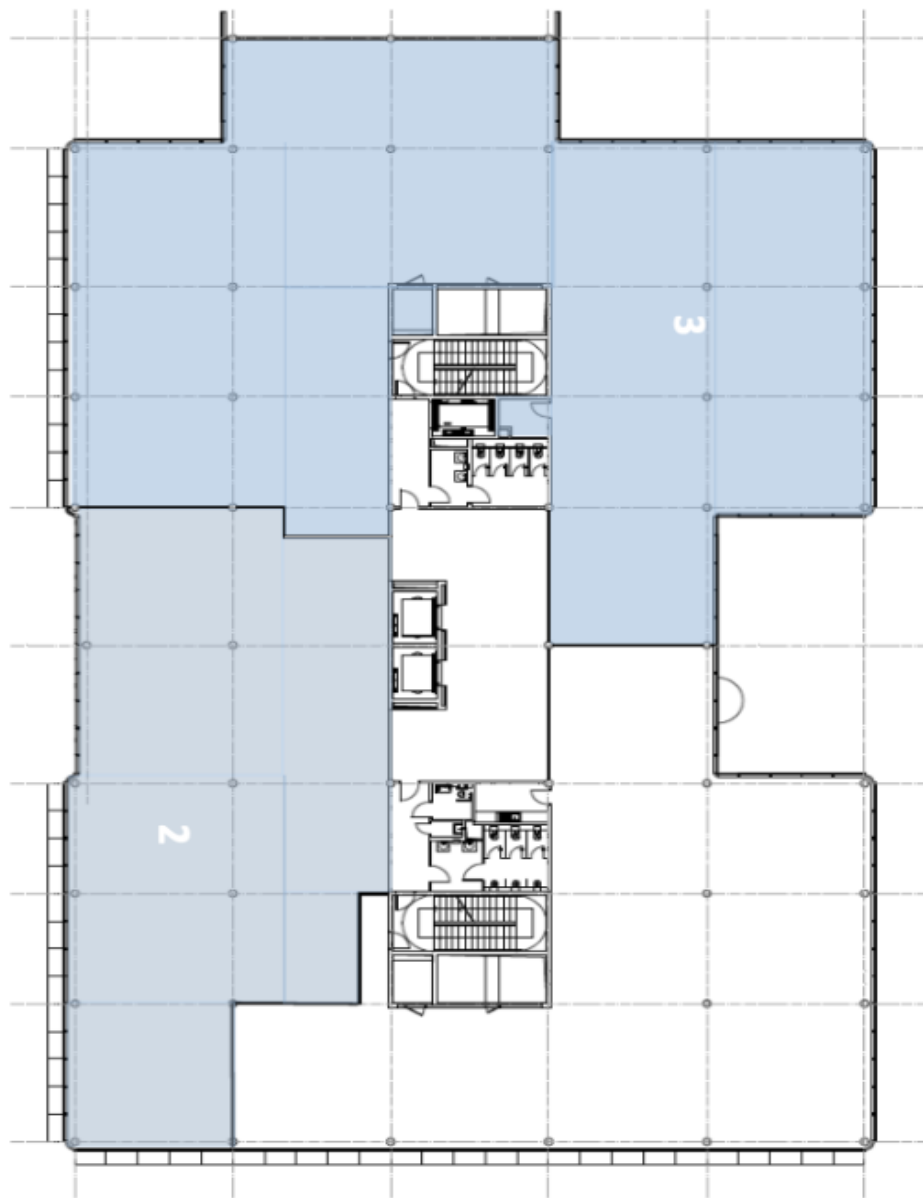
Rental and service charges listed without VAT. Lessee pays no commission.



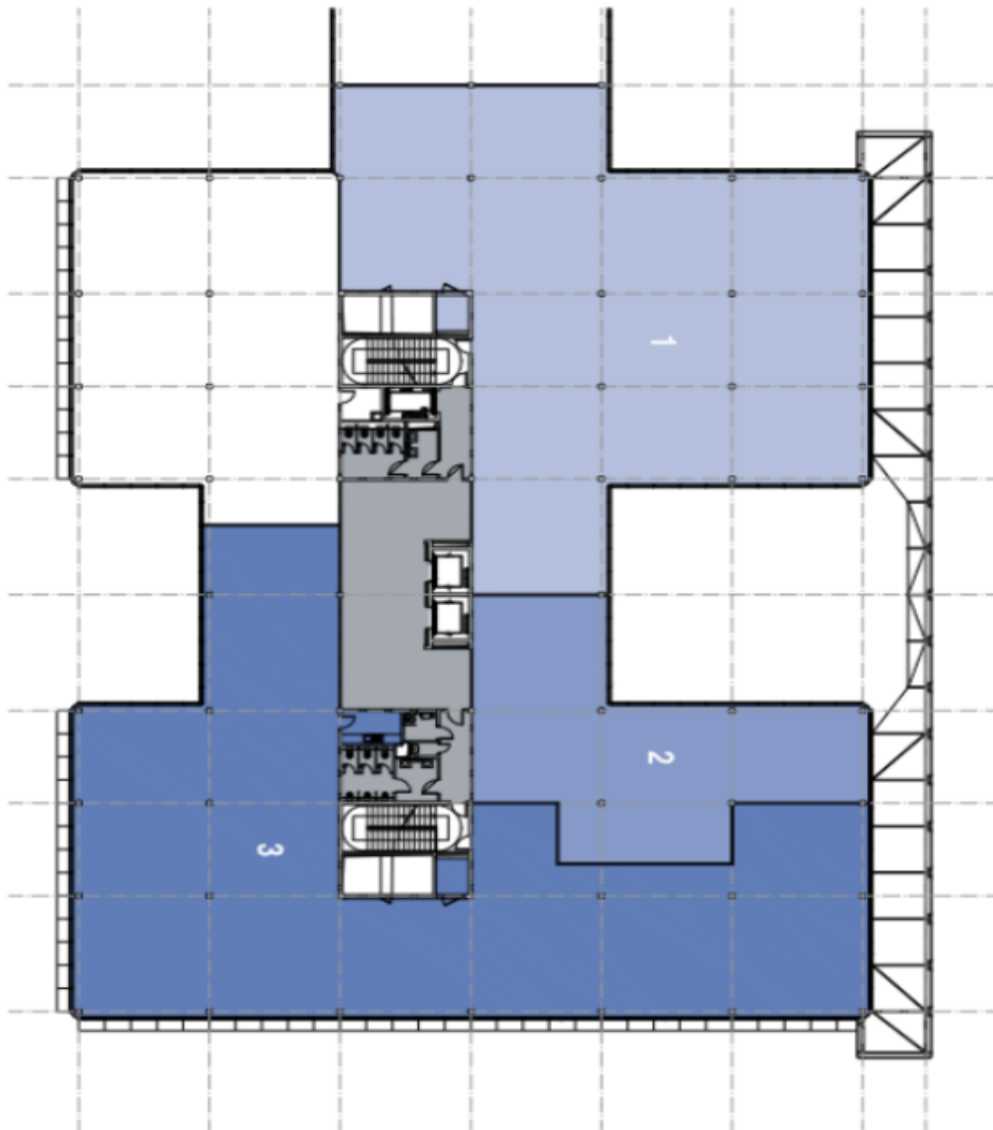
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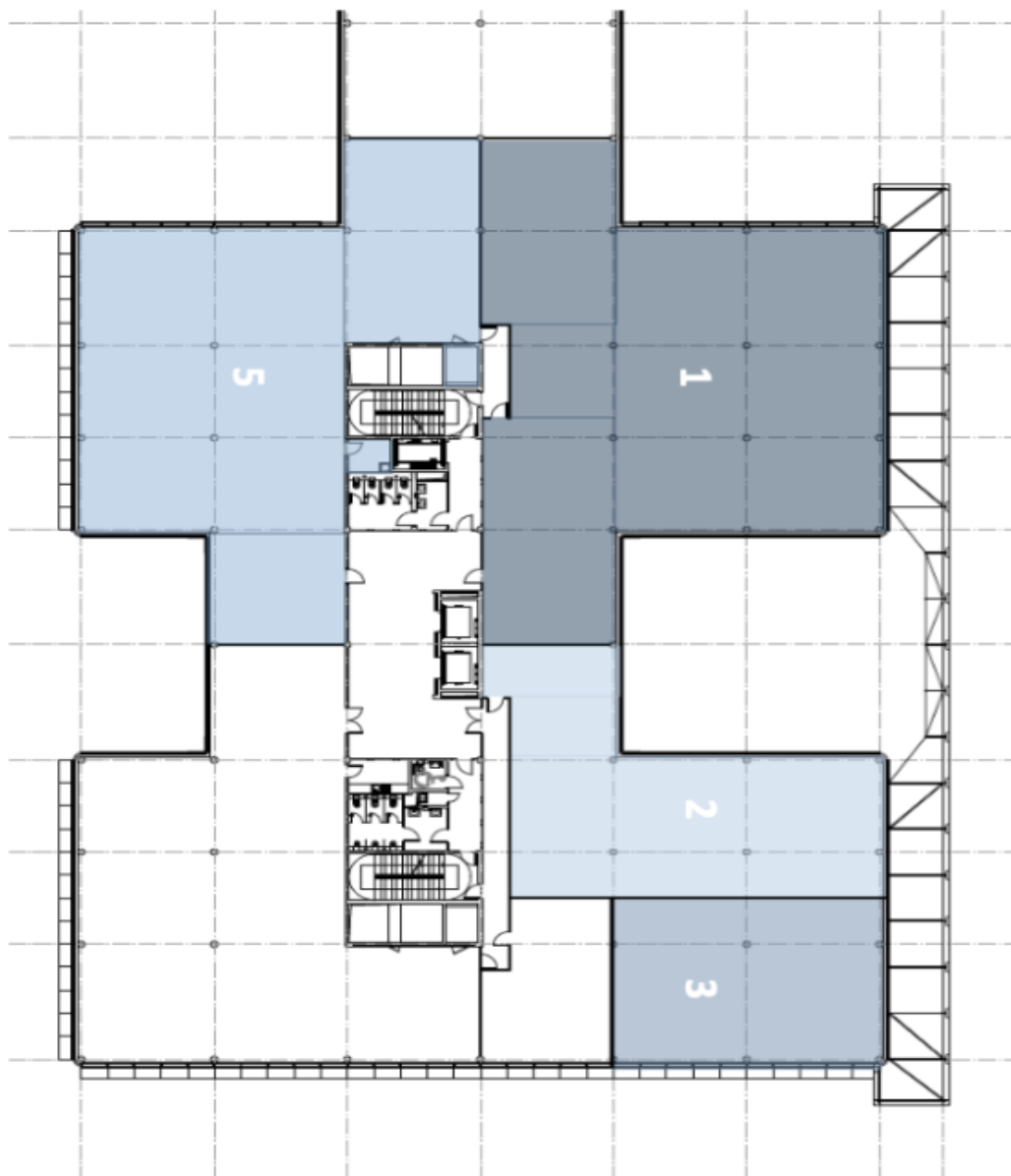
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Building 11	
1st Floor (2NP)	
Unit	Size
2	591 m ²
3	951 m ²



Building 10	
2nd Floor (1NP)	
Unit	Size
2	281 m ²
3	879 m ²



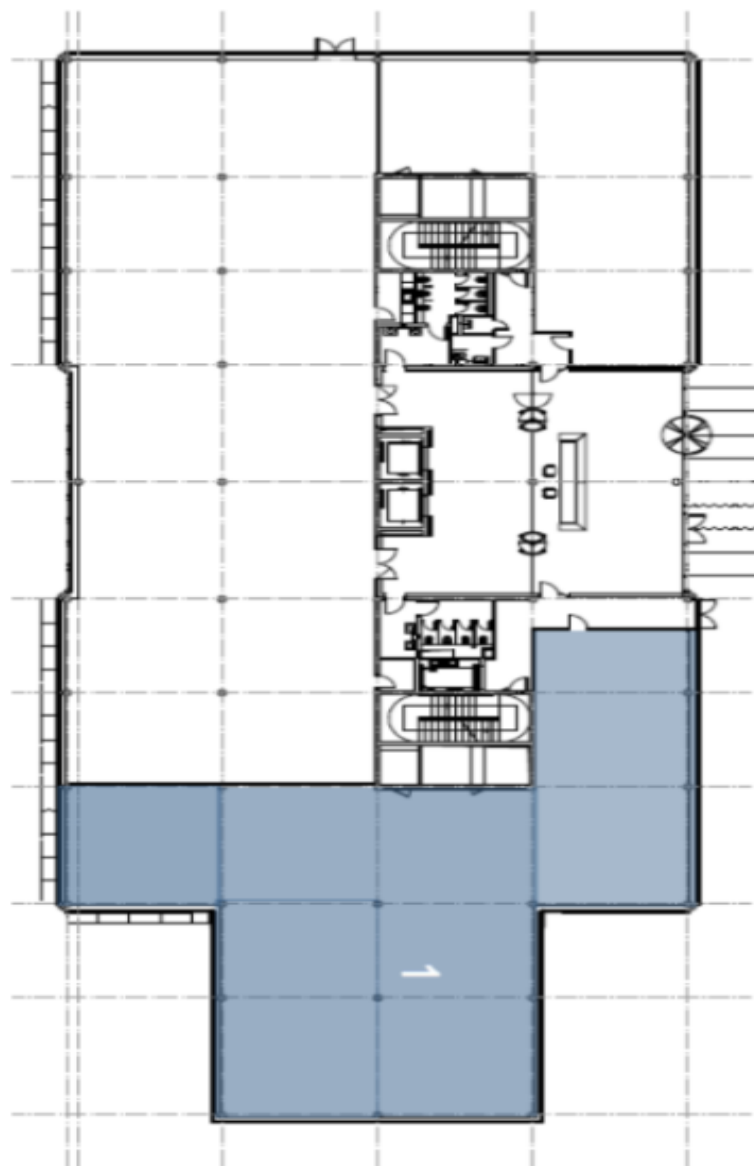
Building 10	
1st Floor (2NP)	
Unit	Size
1	657 m ²
2	300 m ²
3	207 m ²
5	558 m ²



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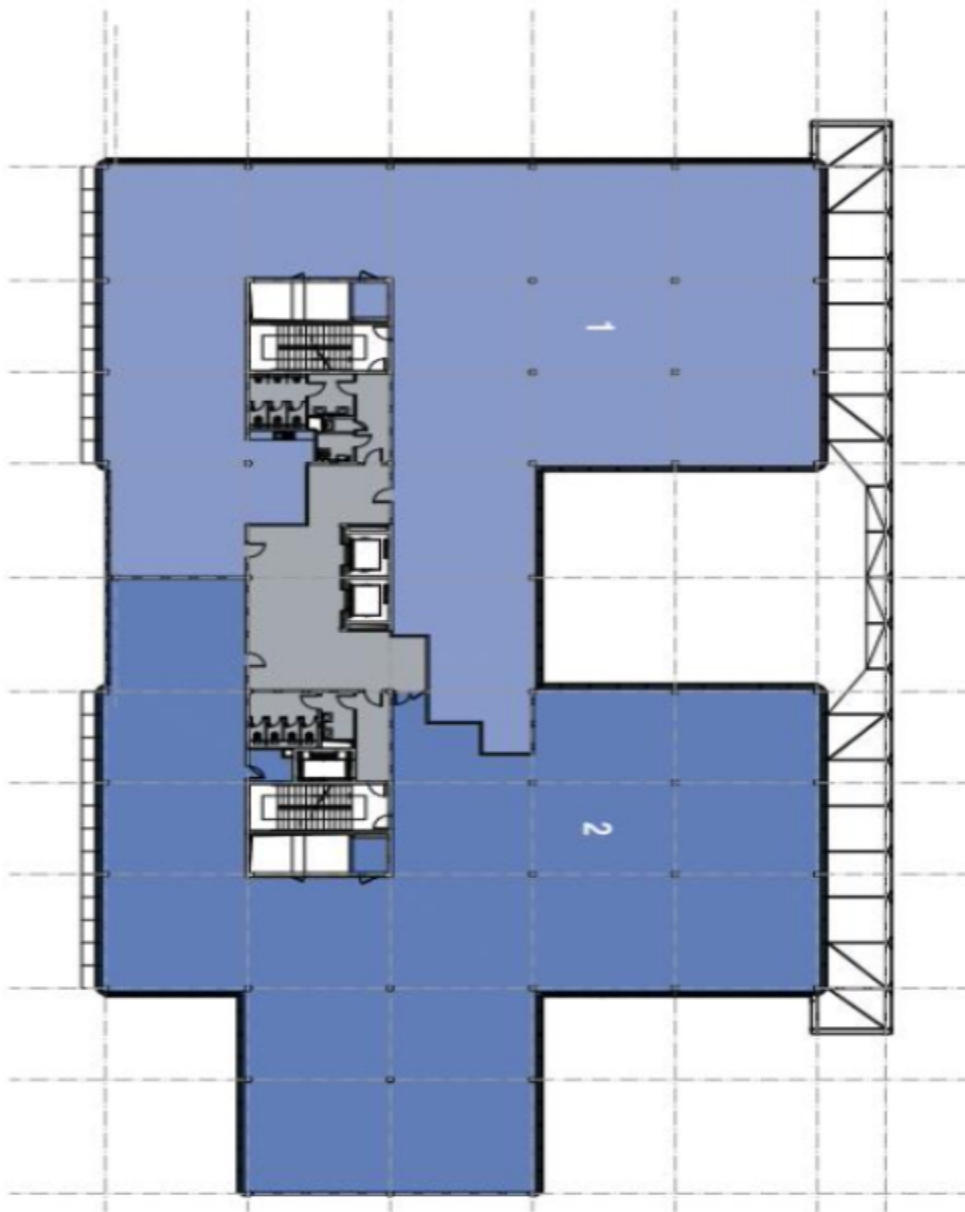
Building 09	
Ground Floor (1NP)	
Unit	Size
1	559 m ²



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Building 08	
2nd Floor (3NP)	
Unit	Size
2	1 047 m ²