

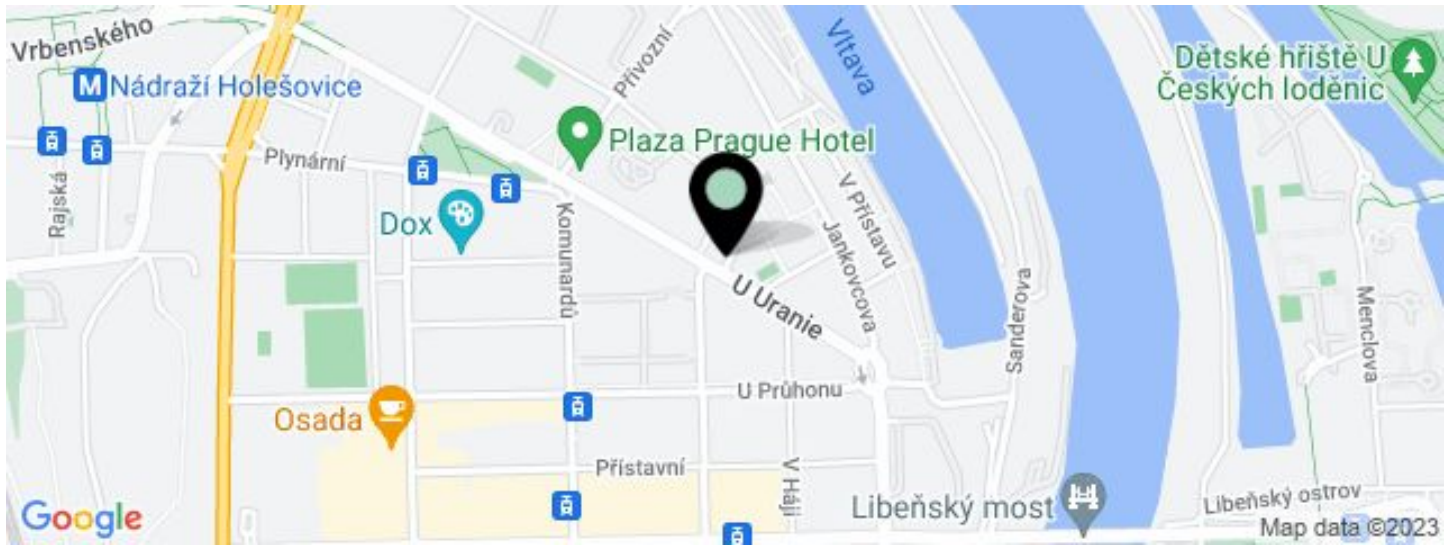


# Office building

€ 12.50 - 15.70 / m<sup>2</sup> | CZK 314 - 395 / m<sup>2</sup>

1 220 m<sup>2</sup>, Prague 7, Holešovice, Jankovcova/U Uranie



**Office building****€ 12.50 - 15.70 / m<sup>2</sup> | CZK 314 - 395 / m<sup>2</sup>**1 220 m<sup>2</sup>, Prague 7, Holešovice, Jankovcova/U Uranie

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
<b>Building C, Office space, 5th floor</b>	564 m <sup>2</sup>	140 CZK monthly per m <sup>2</sup>	EUR 120 / ps / month	€ 15.70 / m <sup>2</sup>
<b>Building C, Office space, 2nd floor + balcony</b>	576 m <sup>2</sup>	140 CZK monthly per m <sup>2</sup>	EUR 120 / ps / month	€ 13.50 / m <sup>2</sup>

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Service price	140 CZK monthly per m <sup>2</sup>
Total building area	16 000 m <sup>2</sup>
Tenant consumption	—
Parking	120 EUR
Parking service charges	—
Parking ratio	—
Certification	—
PENB	G
Reference number	15703

**Office space for lease in a unique project that features combination of modern office architecture with renovated historic buildings. The attractive, well equipped offices have large windows providing wonderful views of the Vltava River.**

**Location:**

Close to the Metro Nádraží Holešovice, Vltavská (line C) and Palmovka (line B), tram stops (Dělnická or Ortenovo náměstí) are 3 minutes walk and provide the connection to the building. Number of primary transportation routes, including access to the D1 and D8 (Berlin) highways.

**Features and Services:**

Carpeted raised floor system  
 Internal window shading  
 Air-conditioning  
 Building management system (BMS)  
 CCTV for garages and external areas  
 Cafés, restaurant  
 Storage  
 Fire alarm system  
 Sprinklers  
 Security surveillance systems for monitoring garage and outdoor areas  
 Card access system for entering parking lot and building  
 Underground parking

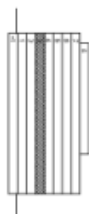
Rental and service charges listed without VAT. Lessee pays no commission.



C.M.	MÍSTNOST	PLOCHA
301	SCHODISTOVÝ PROSTOR	16,13
301a	SCHODIŠTĚ	10,90
302	KANCELÁŘ	561,70
302a	KUCHYNSKÝ KOUT	11,84
303	KANCELÁŘ	374,76
304	INSTALAČNÍ SÁCHA 1	6,34
305	TECHNICKÁ MÍSTNOST	7,52
306	INSTALAČNÍ SÁCHA 4	5,56
307	PŘEDSÍN ZENY	4,12
308	WC ZENY	1,12
309	WC MUŽI	1,16
311	PŘEDSÍN MUŽI	2,83
312	PŘEDSÍN MUŽI	3,03
313	WC MUŽI	1,13
314	WC INVALIDA	3,69
331	SCHODISTOVÝ PROSTOR	16,17
331a	SCHODIŠTĚ	10,49
332	KUCHYNSKÝ KOUT	12,13
335	INSTALAČNÍ SÁCHA 2	6,30
336	TECHNICKÁ MÍSTNOST	6,22
337	INSTALAČNÍ SÁCHA 3	5,61

338	OKNÍ	1,11
339	PŘEDSÍN ZENY	4,34
340	WC ZENY	1,37
341	WC ZENY	1,70
342	CHODBA MUŽI	2,18
343	PŘEDSÍN MUŽI	2,23
344	WC MUŽI	1,38
351	CHODBA	58,17
352a	VÝTAH	3,36
352b	VÝTAH	3,95
352c	VÝTAH	3,32
353	SKLAD	2,02

LEGENDA MÍSTNOSTÍ





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