



**Retail space**

Prague 2, Vinohrady

**Rented**

Service price	29 CZK monthly per m <sup>2</sup>
Available area	170 m <sup>2</sup>
Parking	-
PENB	G
Reference number	18722

**Retail space on the ground floor of a renovated building in a residential part of Vinohrady.** The space with large shop windows facing the street consists of a sales area, storage space, a kitchenette, and sanitary facilities. It is suitable for use as a quiet café.

**Location:**

Excellent transport accessibility, close to the Namesti Miru (line A) and I. P. Pavlova (line C) metro stations, tram stops, next to a main road with a direct connection to the D1 highway.

**Rental price CZK 700/m<sup>2</sup>/month.** Service charges do not include electricity, gas, and water. Fees are listed without VAT. Lessee pays no commission.



