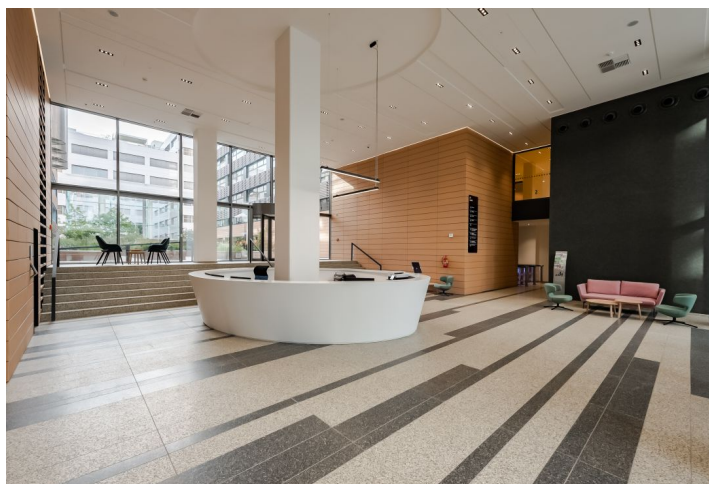


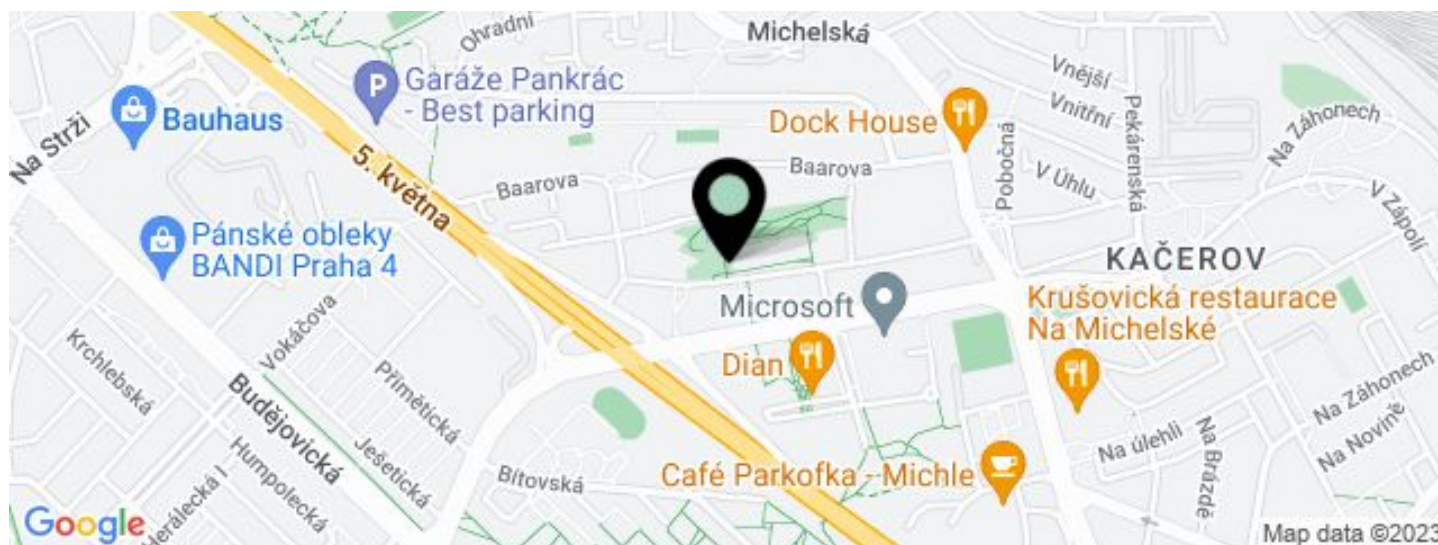


Office building

2 274 m², Praha 4, Michle, Želetavská

€ 23.50 / m² | CZK 594 / m²



**Office building****€ 23.50 / m² | CZK 594 / m²**2 274 m², Praha 4, Michle, Želetavská

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Office space, 2nd floor	600 - 1 255 m ²	169 CZK monthly per m ²	Yes	€ 23.50 / m ²
Office space, 1st floor	600 - 1 019 m ²	169 CZK monthly per m ²	Yes	€ 23.50 / m ²

**Office building**2 274 m², Praha 4, Michle, Želetavská**€ 23.50 / m² | CZK 594 / m²**

Service price	169 CZK monthly per m ²
Total building area	14 605 m ²
Tenant consumption	—
Parking	Yes
Parking service charges	—
Parking ratio	—
Certification	—
PENB	Not required
Reference number	19944

Administrative building with office space for lease after complete thorough reconstructon. The building was designed by Aulík Fišer Architects and has 8 above-ground and 3 underground floors. The building boasts a double-glazed glass south-facing facade and it is situated in the commercial part of Prague 4.

Location:

Very good transport accessibility – easy connection to the Prague Ring Road and the D1 highway leading to Brno. Excellent public transportation availability – the Budějovická metro station (line C) is a 2-min. bus ride or approx. 6-min. walk. A shuttle bus connects the building with the Pankrác and Budějovická metro stations (line C).

Features and services:

24/7 reception and security
Cafeteria on the ground floor
Air conditioning
Openable windows with external sunblinds

Prices are listed without VAT. Lessee pays no commission.