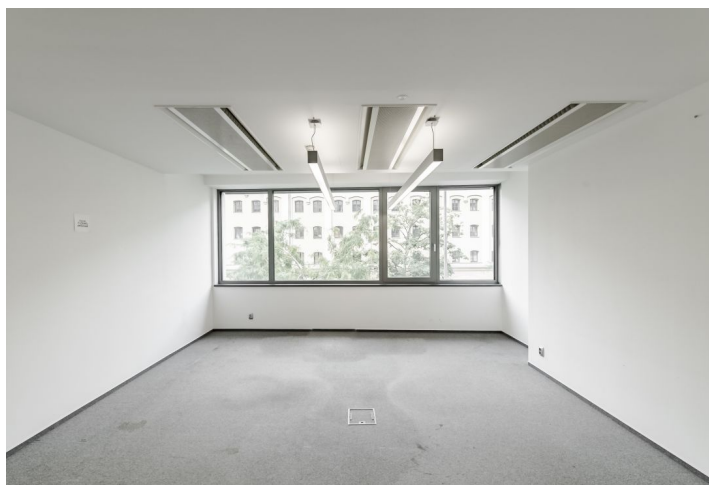


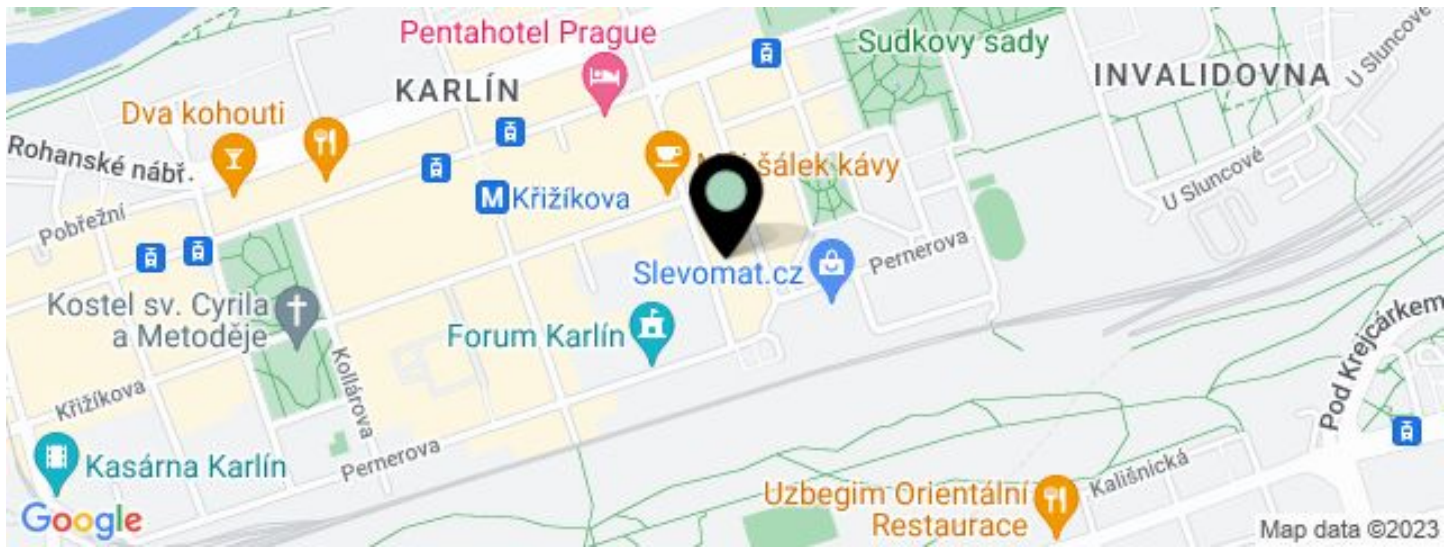


## Office building

321 m<sup>2</sup>, Prague 8, Karlín, Šaldova

€ 16.85 / m<sup>2</sup> | CZK 424 / m<sup>2</sup>



**Office building****€ 16.85 / m<sup>2</sup> | CZK 424 / m<sup>2</sup>**321 m<sup>2</sup>, Prague 8, Karlín, Šaldova

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
Office space, 1st floor	321 m <sup>2</sup>	132 CZK monthly per m <sup>2</sup>	Yes	€ 16.85 / m <sup>2</sup>

**Office building**321 m<sup>2</sup>, Prague 8, Karlín, Šaldova**€ 16.85 / m<sup>2</sup> | CZK 424 / m<sup>2</sup>**

Service price	132 CZK monthly per m <sup>2</sup>
Total building area	2 017 m <sup>2</sup>
Tenant consumption	—
Parking	Yes
Parking service charges	—
Parking ratio	—
Certification	—
PENB	C
Reference number	21416

**Completely renovated, originally Functionalist building from the 40s of the 20th century, with a modern addition and a peaceful courtyard garden. The building offers office space for lease in an attractive location of Prague 8.**

**Location:**

The building is located in the "old" part of Karlín and is easily accessible by car and public transport - the metro station Křižíkova (line B), tram and bus stops are about 5 minutes walk-away. Easy connection with the city centre and the D8 motorway.

**Features and Services:**

Openable windows  
Heating, air conditioning  
Own sanitary facilities  
Controlled access to common areas  
24/7 security  
EPS, CCTV  
Chip access  
Underground garages

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

