



## Retail space

Prague 8, Karlín, Pernerova

€ 15.25 - 15.75 / m<sup>2</sup> | CZK 380 - 393 / m<sup>2</sup>







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|                  |                                    |
|------------------|------------------------------------|
| Service price    | 100 CZK monthly per m <sup>2</sup> |
| Available area   | 591 m <sup>2</sup>                 |
| Parking          | EUR 120 / ps / month               |
| PENB             | B                                  |
| Reference number | 24840                              |

Retail space for lease in a six-story administrative building situated in an attractive area of Prague 8. There will be a garden in the next building where you can play ping pong, chess, or just relax. The roof and upper floors have terraces with beautiful views of Karlín, Prague Castle, and Petřín.

The building will offer a number of innovative features and new technologies. Tenants will be able to use all services in the building and surrounding area by a special mobile application.

### Location:

The complex lies in the heart of Karlín with excellent transport accessibility – the Křižkova metro station (line B) and a tram stop are just a few minutes on foot from the space; easy connection with the D8 highway, Prague City Ring, and the city center. The project will be also part of a BikeSharing solution in Karlín (BikeSharing station close to the project).

This top destination for businesses and residences boasts an array of some of the city's most popular bistros and cafes, a diverse range of shops and services, medical facilities, banks, and the multifunctional Forum Karlín complex.

Available from Q2 2019.

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

