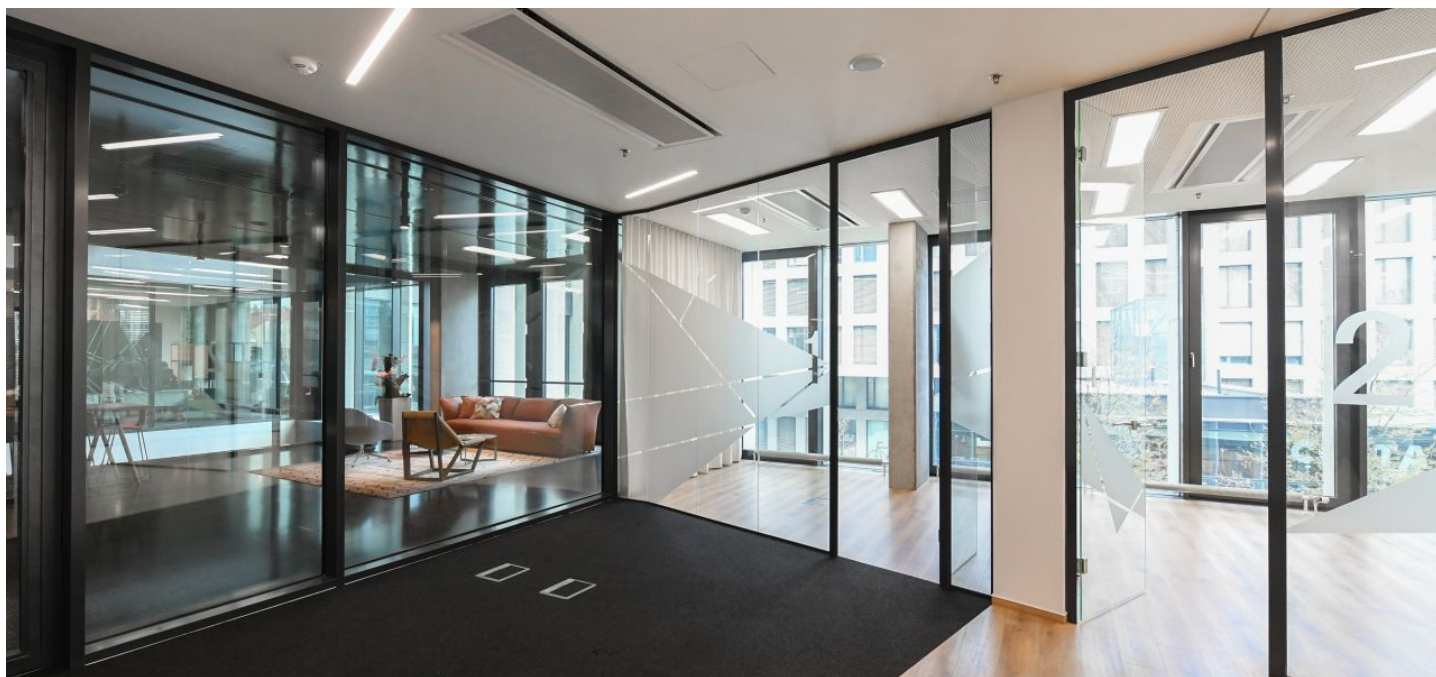




## Office space

Prague 8, Libeň, Voctářova

Rented





Service price	170 CZK monthly per m <sup>2</sup>
Available area	2 412 m <sup>2</sup>
Cellar	-
Parking	EUR 140 / ps / month
PENB	G
Reference number	24850

Office space for lease on the 2nd floor in a new administrative project consists of three buildings. The complex is a unique combination of two new administrative buildings and a renovated protected structure.

“Building 3” has a glass lobby with a reception lounge, which is the connecting element with “Building 0,” where there is a cafe and a dining room for the entire complex. The ground floor boasts a water feature, natural landscaping and a new park adjacent to the Libeň Bridge. “Building 4” has a high variability of office space covering 7 floors with both commercial and warehouse space. There is a spectacular atrium and a rooftop garden terrace.

#### Location:

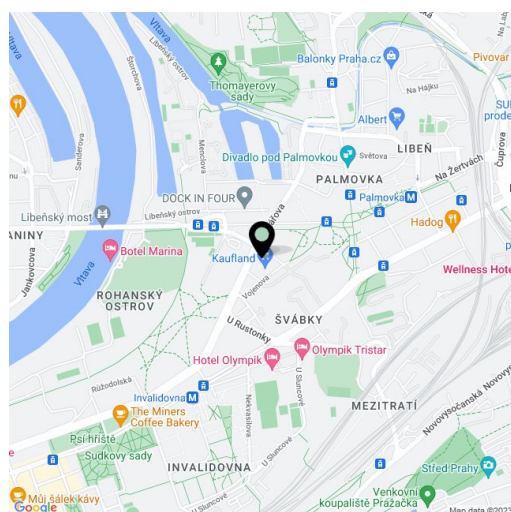
The complex is located in a dynamic developing area of Prague 8 with excellent amenities and transport accessibility by car and public transport. In the immediate vicinity of the Palmovka metro station (line B), tram stops and bus station.

#### Features and Services:

- Reception desk
- Access controlled using magnetic cards
- 24/7 control center
- Fire protection (EPS, sprinklers)
- Camera system monitoring entire complex
- Flexible office area
- Air-conditioning
- Openable windows
- External window blinds with individual electronic control
- Fully accessible double floor including floor boxes for cables
- ISDN telephone lines with the possibility of Internet connection
- Cooling beams
- Storage units in the basement
- Green areas between buildings and in the surroundings
- Café and cafeteria
- Underground parking

**Available from October, 2024.**

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





## Office space

Prague 8, Libeň, Voctářova

Rented

