



# Office space

Prague 4, Nusle, Na Strži

Rented





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**Rented**

Service price	172 CZK monthly per m <sup>2</sup>
Available area	3 100 m <sup>2</sup>
Cellar	-
Terrace	7 m <sup>2</sup>
Parking	EUR 130 / ps / month
PENB	A
Reference number	24984

Office space for lease on the 4th floor of a modern multifunctional AA class complex resembling a luxury yacht / cruise ship. The common areas in the structure's interior also resemble a ship.

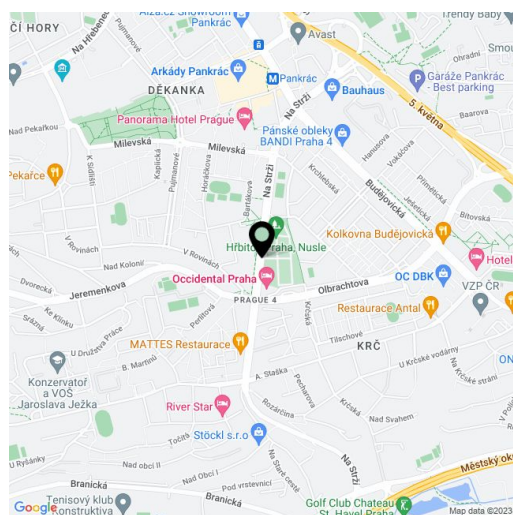
**Location:**

The building is situated in an attractive business location of Prague 4 with excellent accessibility by car and public transport – in close vicinity of the Pankrác metro station (line C) and bus stops. Easy connection to the Prague Ring Road and the D1 highway. Good accessibility to the city center (approx. 7 minutes) and to the international Vaclav Havel Airport Prague (approx. 25 minutes). Excellent civic amenities in the vicinity – many restaurants, bars, financial institutions, and the Arkády Pankrác shopping center.

**Features and services:**

- Entrance hall with a central reception
- 24/7 security service
- Access by magnetic card, wheelchair access
- 6 elevators
- Air-conditioning
- Openable windows
- Suspended ceilings
- Raised floors
- Sprinklers
- Underground parking
- Showers
- Floor boxes

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





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