



## Office space

€ 30.00 / m<sup>2</sup> | CZK 759 / m<sup>2</sup>

Praha 1, Nové Město, Náměstí Republiky



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**€ 30.00 / m<sup>2</sup> | CZK 759 / m<sup>2</sup>**

<b>Service price</b>	130 CZK monthly per m <sup>2</sup>
<b>Available area</b>	807 m <sup>2</sup>
<b>Cellar</b>	-
<b>Parking</b>	-
<b>PENB</b>	C
<b>Reference number</b>	30843

Office space for lease in an administrative building on Náměstí Republiky Square. The building represents a modern administrative background, which tastefully combines the original architectural elements with the current ones. The building has a central 24-hour reception and a spacious roof terrace overlooking the city center. The neoclassical building was built in 1905 by architects Adolf Foehr and Alfons Wertumuller and was originally used for banking purposes. It is located directly in the business and financial center of the city with direct connections to all important nodes of local and long-distance transport.

**Location:**

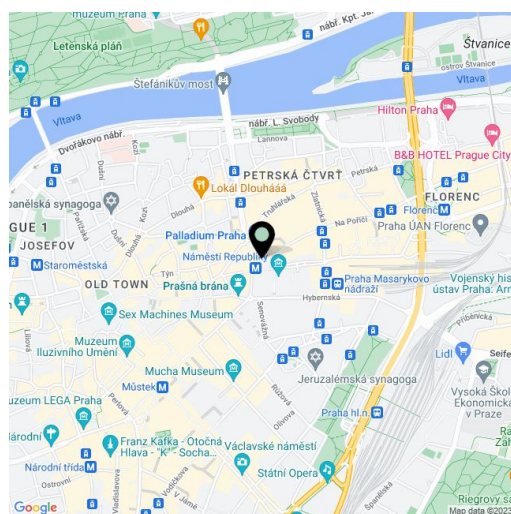
The building is located right next to a tram stop, close to the Namesti Republiky metro station (line B), the Masaryk train station, and the Na Florenci central bus station. It also has very good connections to the Václav Havel International Airport Prague and the D1 and D8 motorways. The Palladium shopping center and the Kotva department store are close-by.

**Features and Services:**

- 24/7 reception
- 2 passenger lifts
- Available storage space
- Raised floors with floor boxes
- Openable windows
- Modern LED backlight
- Terrace
- Parking in the adjacent shopping centers

**Available from Q4 2024.**

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





# 1. patro (2 NP)

- Volné prostory 651 m<sup>2</sup>

