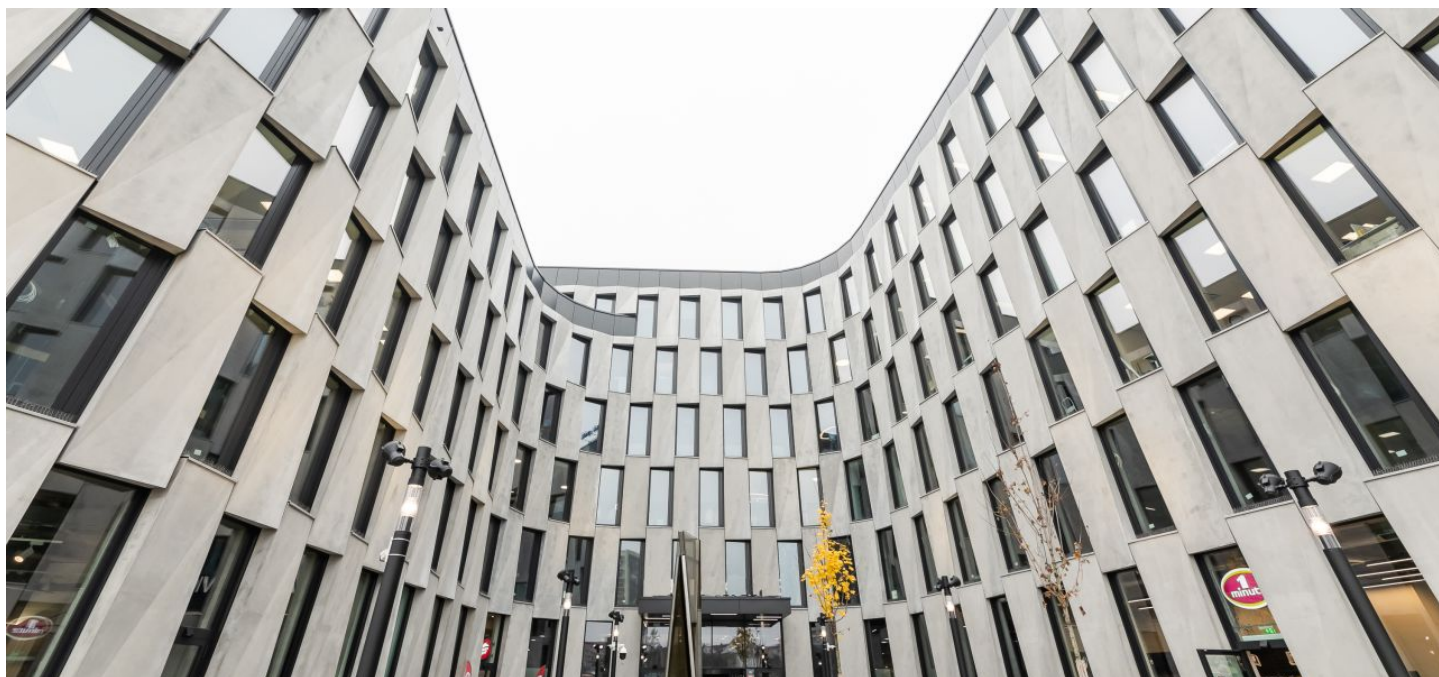


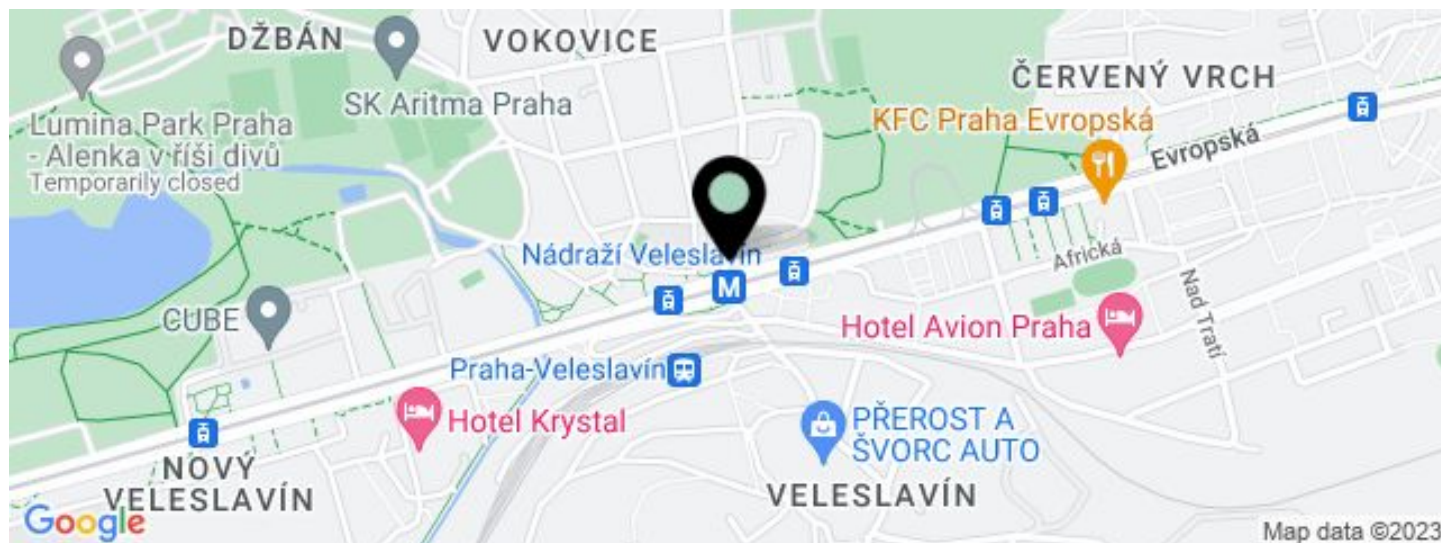


# Office building

1 000 m<sup>2</sup>, Prague 6, Vokovice, Evropská

€ 18.50 / m<sup>2</sup> | CZK 464 / m<sup>2</sup>



**Office building****€ 18.50 / m<sup>2</sup> | CZK 464 / m<sup>2</sup>**1 000 m<sup>2</sup>, Prague 6, Vokovice, Evropská

UNIT	AVAILABLE AREA	SERVICES	PARKING	MONTHLY RENT
<b>Building A, Office space, 4th floor</b>	300 - 1 000 m <sup>2</sup>	140 CZK monthly per m <sup>2</sup>	EUR 120 / ps / month	€ 18.50 / m <sup>2</sup>

**Office building**1 000 m<sup>2</sup>, Prague 6, Vokovice, Evropská**€ 18.50 / m<sup>2</sup> | CZK 464 / m<sup>2</sup>**

Service price	140 CZK monthly per m <sup>2</sup>
Total building area	16 243 m <sup>2</sup>
Tenant consumption	—
Parking	120 EUR
Parking service charges	—
Parking ratio	—
Certification	—
PENB	A
Reference number	31586

**This new administrative center, consisting of two separate buildings, offers office and retail space for lease in Prague 6, with plenty of greenery on the rooftops of the buildings and green landscaping around the project.**

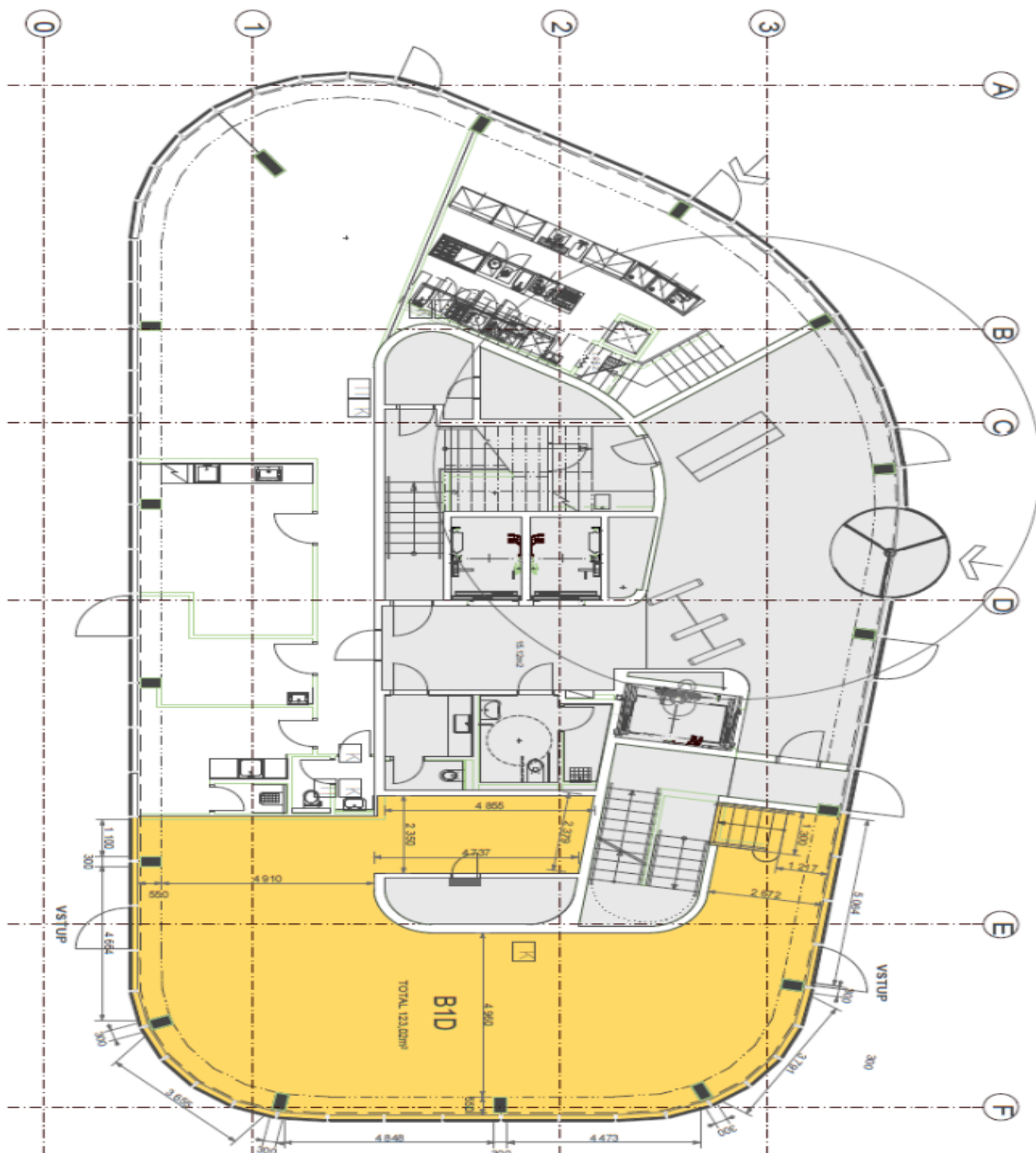
**Location:**

The complex is located on Evropská Street, which allows for excellent accessibility to the international Vaclav Havel Airport Prague and the city center. The Nádraží Veleslavín metro station (line A), and a tram and bus stop are next to the building. Easy access to the Prague Ring Road.

**Features and services:**

LEED platinum certification  
 Central reception  
 24h security  
 24/7 access by magnetic cards  
 CCTV  
 Smoke detectors and sprinklers  
 Wheelchair access  
 Onsite facility manager  
 Flexible office space  
 Fitchenettes on each floor  
 External motorized window blinds (incl. manual control)  
 Ventilation system that supplies fresh air  
 Central ventilation system, heating via bench radiators, cooling by ceiling induction units  
 Raised floors with floor boxes  
 Efficient and sophisticated BMS  
 Bike room with showers and bike racks  
 Storage and archive spaces  
 Restaurant/cafe + other services in the building  
 Underground parking

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





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