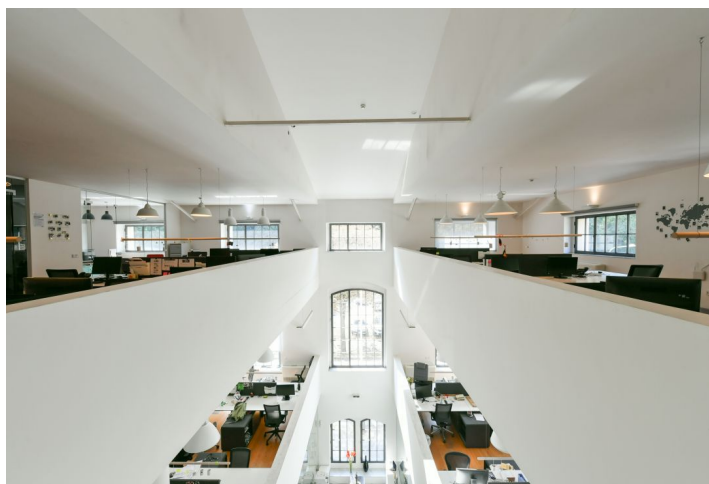




# Office building

Prague 8, Karlín, Pernerova

Rented





## Office building

Prague 8, Karlín, Pernerova

Rented

Service price	137 CZK monthly per m <sup>2</sup>
Tenant consumption	—
Parking	2 076 CZK
Parking service charges	—
Parking ratio	—
Certification	—
PENB	G
Reference number	32179

Unique offices for lease in a reconstructed and modernized former industrial 19th century building in the sought-after Prague neighborhood of Karlín. The dominant feature of this beautiful space is a chimney, which creates an unmistakable genius loci. Leading Italian architect Claudio Silvestrin managed to sensitively transform it into a dynamic place. For his work on the building, he won the best "Reconstructed Offices" prize in the Best of Realty competition.

### Location:

Excellent transport accessibility – the Křižíkova metro station (line B) is 200 meters away, a tram stop 300 meters, and public parking is close-by. Easy connection to the D8 highway, the inner Prague Ring Road, and the city center.

### Features and services:

Open space with glazed meeting room and one glazed office  
Reception  
Café  
Kitchenette  
Cellar – storage space  
Outdoor parking spaces

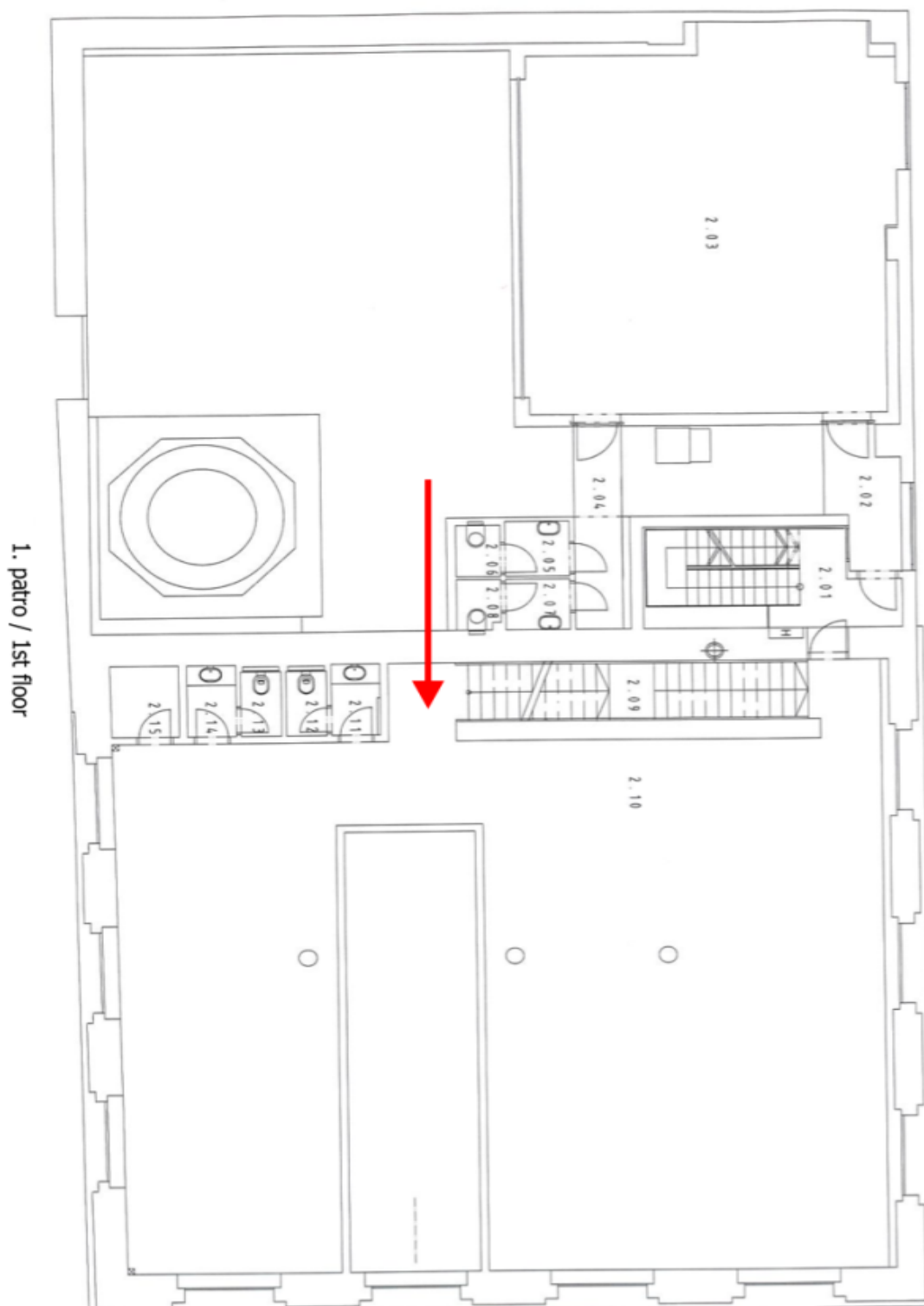
Rent and fees are listed without VAT. Lessee pays no commission.

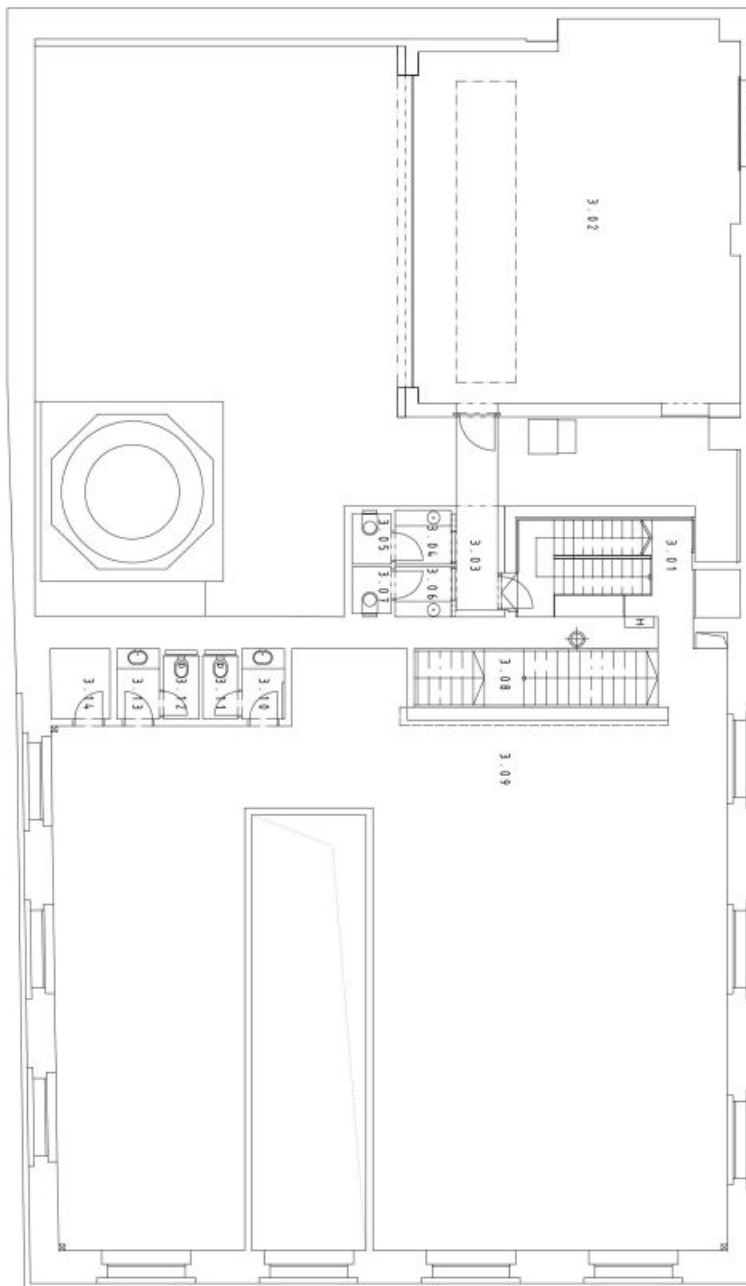


# Office building

Prague 8, Karlín, Pernerova

Rented





Tabuľka miestností 3. np		
Číslo názov		Plocha (m <sup>2</sup> )
3.01	Kanceliáre v 3.np	3.3
3.02	Chodba	78.7
3.03	Chodba	5.5
3.04	Predsň s umyvadlom	2.0
3.05	Toaleta	1.3
3.06	Predsň s umyvadlom	1.9
3.07	Toaleta	1.2
3.08	Schodisko	9.2
3.09	Kanceliáre	203.1
3.10	Predsň s umyvadlom	2.0
3.11	Toaleta	1.5
3.12	Predsň s umyvadlom	1.5
3.13	Toaleta	2.0
3.14	Sklad	2.6
<b>Celková plocha 3.np</b>		<b>316.0</b>