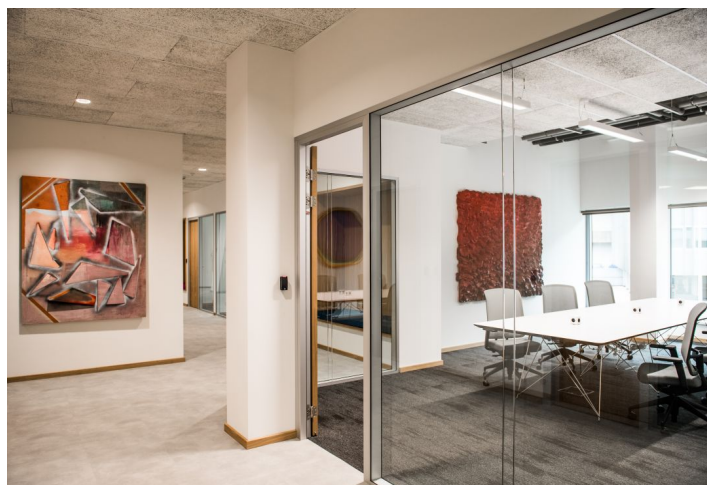
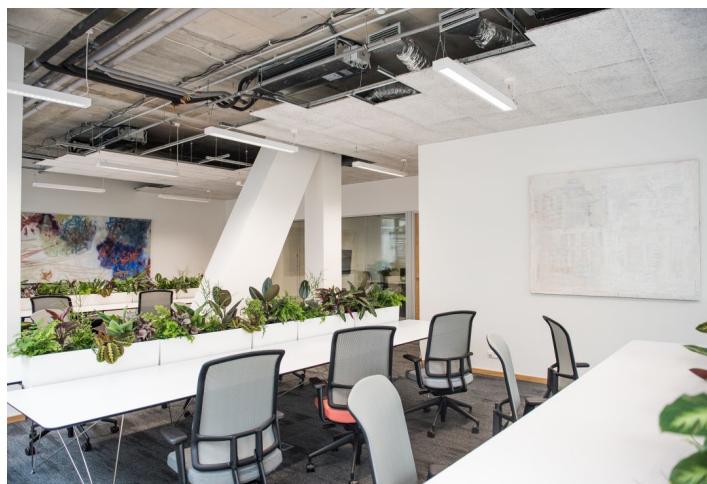
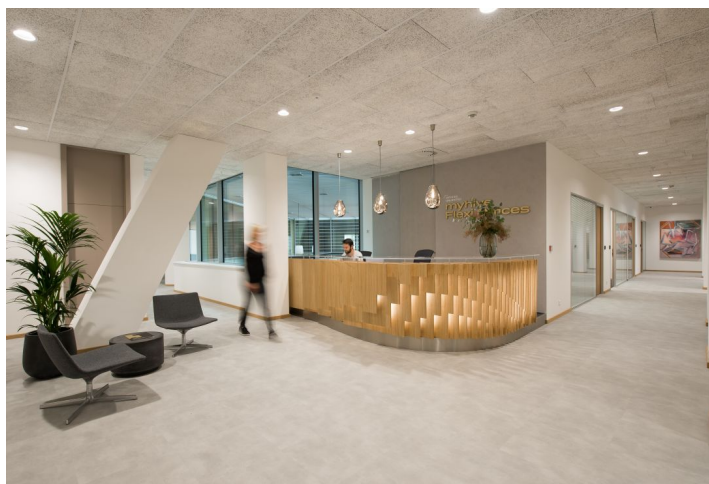




Office space

Prague 4, Nusle, Lomnického

€ 14.90 / m² | CZK 368 / m²



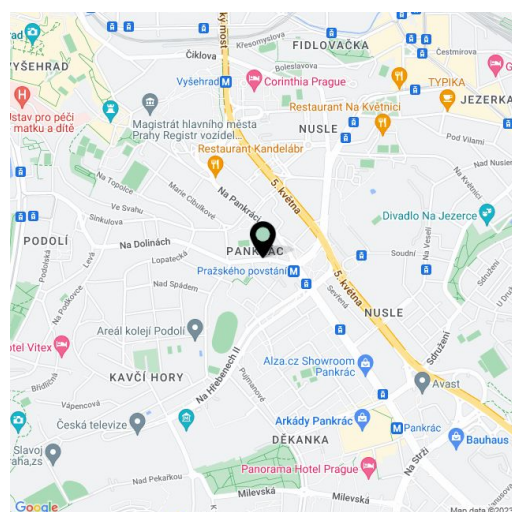


Office space

Prague 4, Nusle, Lomnického

€ 14.90 / m² | CZK 368 / m²

Service price	156 CZK monthly per m ²
Available area	1 000 m ²
Cellar	-
Parking	EUR 110 / ps / month
PENB	A
Reference number	33085



Office space for rent with 1 year minimum lease length, located in the sought-after business district of Pankrác (Prague 4), directly across the street from a metro station.

It is perfect solution for companies looking to lease stylish, finished offices for minimum period of 1 year, available immediately. The modern facilities of the Pankrác House building, which include garage parking, a restaurant, a cafe, and conference rooms are at your disposal as well.

Location:

Offices are easily accessible by car as well as public transportation – the building is **across the street from the Pražského povstání metro station (only 3 stops from Muzeum)**, close to the north-south arterial road (connected to the D1 highway) and several bus and tram stops. Complete civic amenities, Vyšehrad Park, and the popular Náplavka embankment are all within walking distance.

Services:

Daytime reception
Fully equipped conference rooms (leasable separately)
Lounge for clients
Daily office/ Coworking
Furnished kitchenettes
Office furniture rental: Basic (IKEA), or Premium (VITRA) standard
Smart printer
High speed Wi-Fi
Personal assistant services
IT support, legal advice

Building amenities:

Modern reception and lounge
Underground parking
Magnetic card access
24/7 security
Restaurant, cafe, and conference room on the ground floor
Multifunction control and safety equipment
Raised floors
Openable windows
Fitness room, dressing room, showers, bike storage
Warehouse space

Available immediately.

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



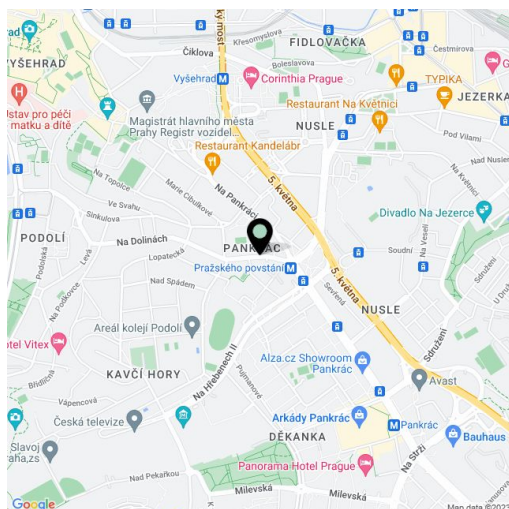
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In addition to regular property viewings, we also offer **real time video viewings** via WhatsApp, FaceTime, Messenger, Skype, and other apps.



**Office space**

Prague 4, Nusle, Lomnického

€ 14.90 / m² | CZK 368 / m²



místnost	typ	užitná plocha m ²	sdílená plocha m ²	celková plocha m ²	osoby
2.03	soukromá kancelář	12.77	9.03	21.80	4
2.04	denní kancelář	15.65	11.05	26.70	4
2.05	soukromá kancelář	11.11	7.79	18.90	4
2.06	soukromá kancelář	11.30	8.00	19.30	4
2.07	soukromá kancelář	44.12	30.98	75.10	9
2.08	soukromá kancelář	21.26	14.94	36.20	6
2.09	soukromá kancelář	13.41	9.49	22.90	4
2.10	soukromá kancelář	13.74	9.66	23.40	4
2.11	soukromá kancelář	14.06	9.94	24.00	4
2.12	soukromá kancelář	13.13	9.27	22.40	4
2.13	soukromá kancelář	30.53	21.47	52.00	6
2.14	soukromá kancelář	28.25	19.85	48.10	6
2.15	soukromá kancelář	28.77	20.23	49.00	6
2.16	soukromá kancelář	21.10	14.80	35.90	6
2.17	soukromá kancelář	21.80	15.30	37.10	6
2.18	soukromá kancelář	22.50	15.80	38.30	6
2.19	soukromá kancelář	29.78	20.92	50.70	9
2.25	soukromá kancelář	16.77	11.83	28.60	4

Podíl na společných prostorech budovy je 6,5%.

místnost	typ	užitná plocha m ²	sdílená plocha m ²	celková plocha m ²	osoby
2.27	soukromá kancelář	34.95	24.55	59.50	12
2.29	soukromá kancelář	13.06	9.24	22.30	4
2.30	soukromá kancelář	12.82	9.08	21.90	4
2.31	soukromá kancelář	12.82	9.08	21.90	4
2.32	soukromá kancelář	12.82	9.08	21.90	4
2.33	soukromá kancelář	22.49	15.81	38.30	4
2.35	soukromá kancelář	27.46	19.34	46.80	6
2.36	soukromá kancelář	42.23	29.67	71.90	11
2.37	soukromá kancelář	43.94	30.86	74.80	11
2.38	coworking	95.14	66.76	161.90	20
2.39	soukromá kancelář	25.15	17.65	42.80	6
2.40	soukromá kancelář	17.14	12.06	29.20	3
2.41	soukromá kancelář	17.04	11.96	29.00	3
2.42	soukromá kancelář	26.04	18.26	44.30	6
2.43	soukromá kancelář	25.78	18.12	43.90	6
2.44	soukromá kancelář	32.03	22.47	54.50	8
2.45	soukromá kancelář	40.75	28.65	69.40	8
2.46	soukromá kancelář	24.76	17.44	42.20	6