



## Office space

€ 13.50 / m<sup>2</sup> | CZK 339 / m<sup>2</sup>

Prague 1, Nové Město, Vodičkova



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<b>Service price</b>	180 CZK monthly per m <sup>2</sup>
<b>Available area</b>	379 m <sup>2</sup>
<b>Cellar</b>	-
<b>Parking</b>	EUR 250 / ps / month
<b>PENB</b>	C
<b>Reference number</b>	3390

Office space for lease on the 2nd floor of a building famous for its cubist facade from the 1920s. The unique commercial premises were created in the centre of Prague on the site of the legendary patisserie in Vodičkova Street.

**Location:**

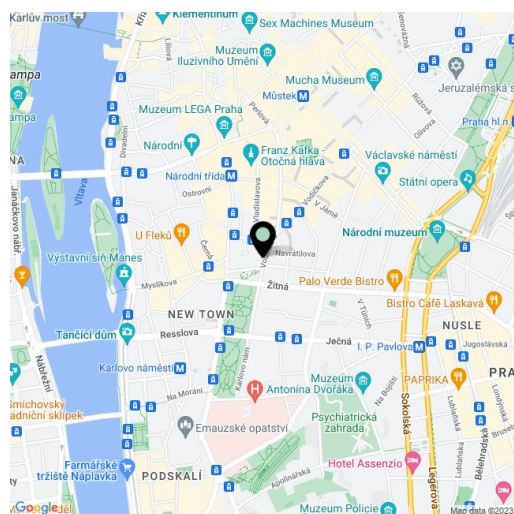
The space is located in the business and financial centre of the city with excellent public transport availability near Wenceslas Square and Františkanské zahrady. Accessibility is provided by the metro stations Můstek (lines A and B), Muzeum (line C) and trams.

**Features and Services:**

- 24-hour security and reception services
- Electronic security system
- Magnetic card access
- Camera system
- Electronic fire detectors
- Underground parking spaces
- Commercial space on the ground floor of the building
- Ventilation and cooling system recessed in the suspended ceiling
- Heating panels underneath windows
- Individual temperature control in each room
- Openable windows
- Suspended ceilings with recessed light fixtures
- Raised floor (floor boxes)
- External blind with electronic control
- Modern lifts

Images might not accurately reflect the current state of the premises.

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





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