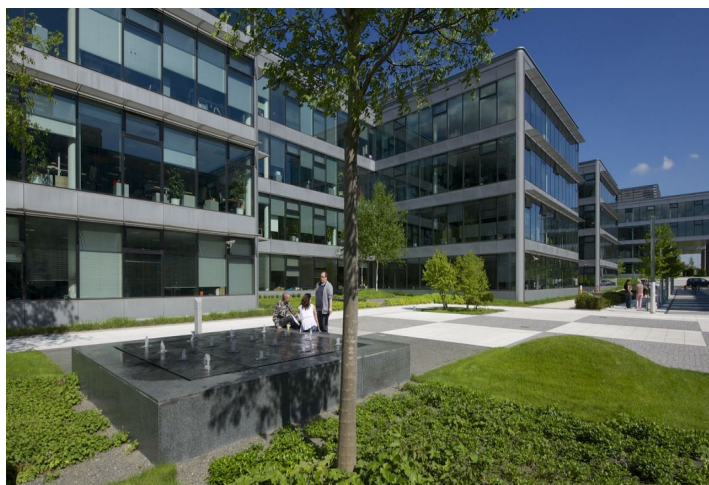




# Office space

Praha 4, Chodov, V Parku

Rented





Praha 4, Chodov, V Parku

Service price	142 CZK monthly per m <sup>2</sup>
Available area	2 827 m <sup>2</sup>
Cellar	-
Parking	EUR 110 / ps / month
PENB	G
Reference number	34577

Office space for lease on the 1st floor in campus-style office community business park. The site includes 12 state-of-the-art superior-standard buildings. The buildings are situated in a landscaped garden that consists of carefully selected trees, plants, and grasses and a network of streams, fountains, and pools. Atrium gardens and vestibules connect each building with the outside garden and create a unique office environment.

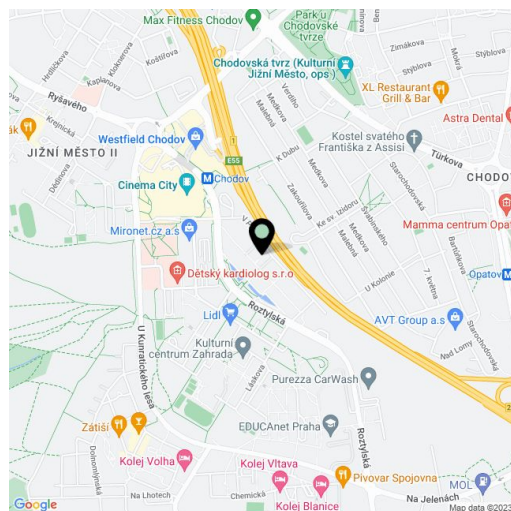
#### Location:

The project is situated in Prague 4—the Czech capital's fastest growing big business and retail destination—adjacent to the Prague-Budapest-Vienna highway and 50 m from the Chodov metro station (line C) and transportation hub. The site is also located next to one of Prague's most ambitious retail-entertainment projects: the Chodov shopping center that forms an integral part of this vibrant new city quarter.

#### Features and Services:

The project offers its tenants maximum flexibility to customize the office space to meet their needs. The superior-standard buildings feature "organic technology" infrastructures to accommodate technological innovations and provide access to direct high-speed broadband fiber optic connections. Amenities include a shared lobby with a reception, 24/7 access, high-speed and service elevators, secured networks, air conditioning, raised floors, and lighting. The project offers a variety of amenities including a cafeteria, a fitness zone, a newsagent's, dry cleaners, florist, Sony customer service center, etc. as well as a child daycare and private healthcare services.

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

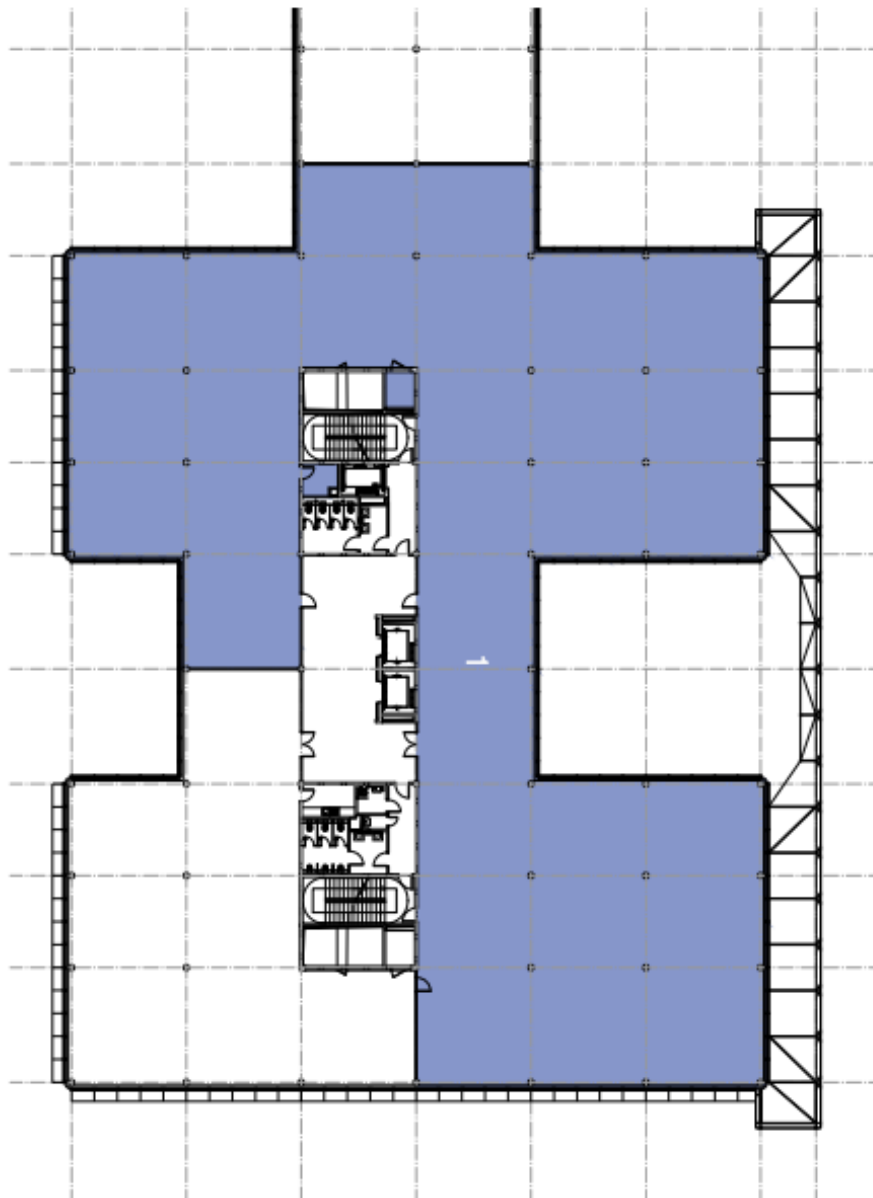




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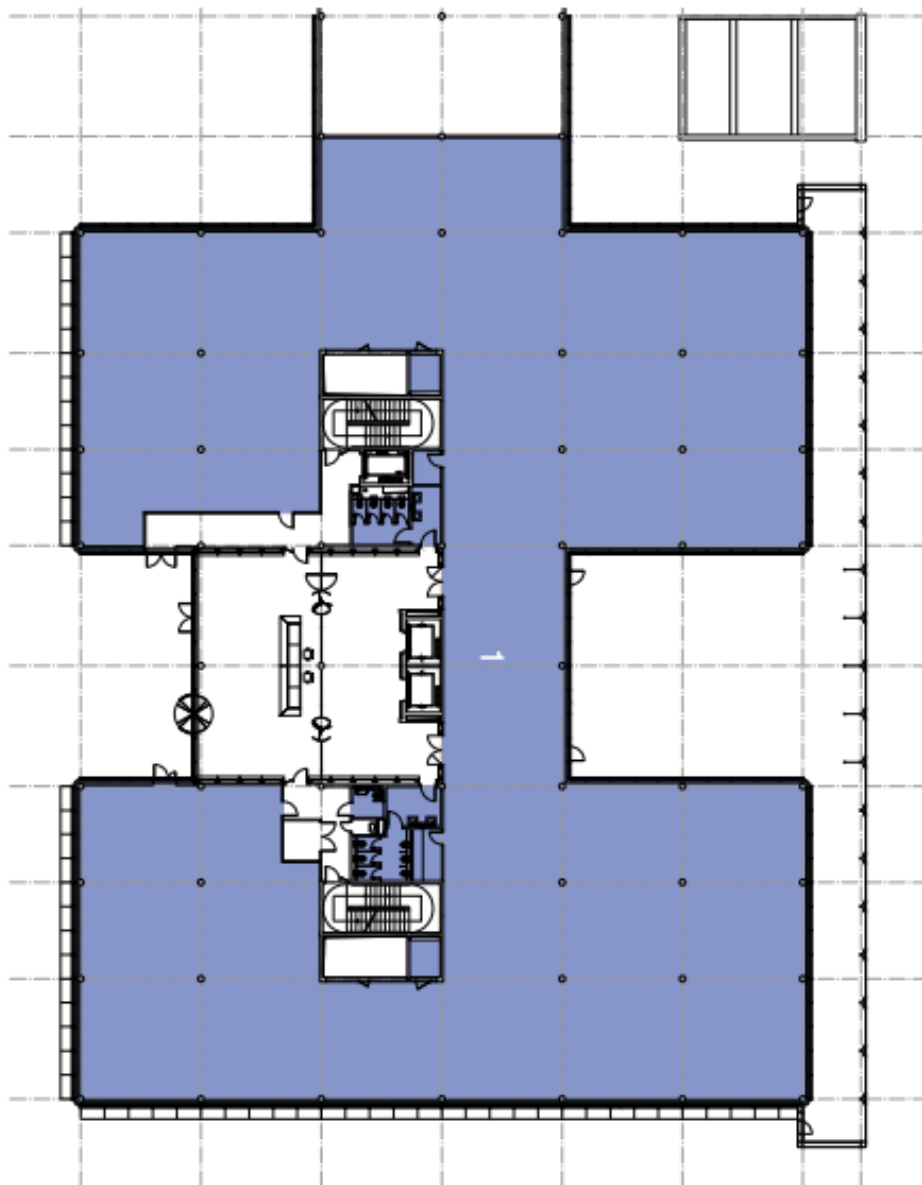




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