





Praha 5, Smíchov, Nádražní

Service price	162 CZK monthly per m ²
Available area	1 000 m ²
Cellar	-
Parking	EUR 130 / ps / month
PENB	A
Reference number	38098

Office space for sublease on the 1st floor till July 2024 of the commercial-administrative building situated in an attractive location of Prague 5 – Smíchov. The complex includes a modern fitness and wellness center with a swimming pool.

Location:

The building is easily accessible by public transport and by car – directly above the entrance to the Smíchovské nádraží metro station (line B). Tram / bus stops and the Praha-Smíchov train station are directly in front of the building. Easy connection to the D1 highway to Brno, D5 highway to Pilsen and to the Vaclav Havel Prague international airport.

Features and Services:

- Clear height of the offices 3m
- Suspended ceilings incl. lights
- Raised floors
- 4pipes air-conditioning with regulated FCU
- High quality carpeting
- Electric external sunblinds
- Internal sun blinds
- Openable windows
- Preparations for kitchenette
- Central reception
- 24/7 security services
- Ample underground parking spaces
- Parking spaces for visitors within the complex

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



