

**Office space**

Brno, Štýřice, Londýnské náměstí

€ 12.50 / m² | CZK 315 / m²

Service price	115 CZK monthly per m ²
Available area	577 m ²
Cellar	-
Terrace	63 m ²
Parking	EUR 55 / pp / month
PENB	C
Reference number	38100

Offices for lease on the 5th floor of the building A of an administrative complex consisting of 4 buildings (A, B, C, D), offering more than 30,000 m² of variable space. On the ground floor of the building there are business premises or a client center. Buildings A and C consist of 5 floors, which are arranged around the atrium.

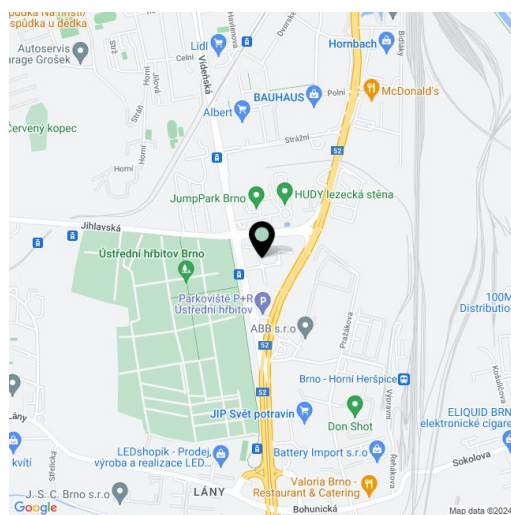
Location:

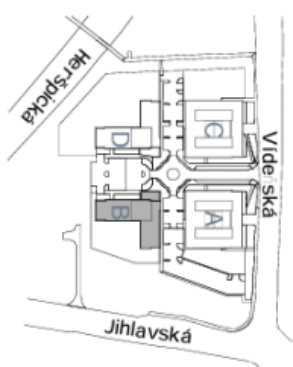
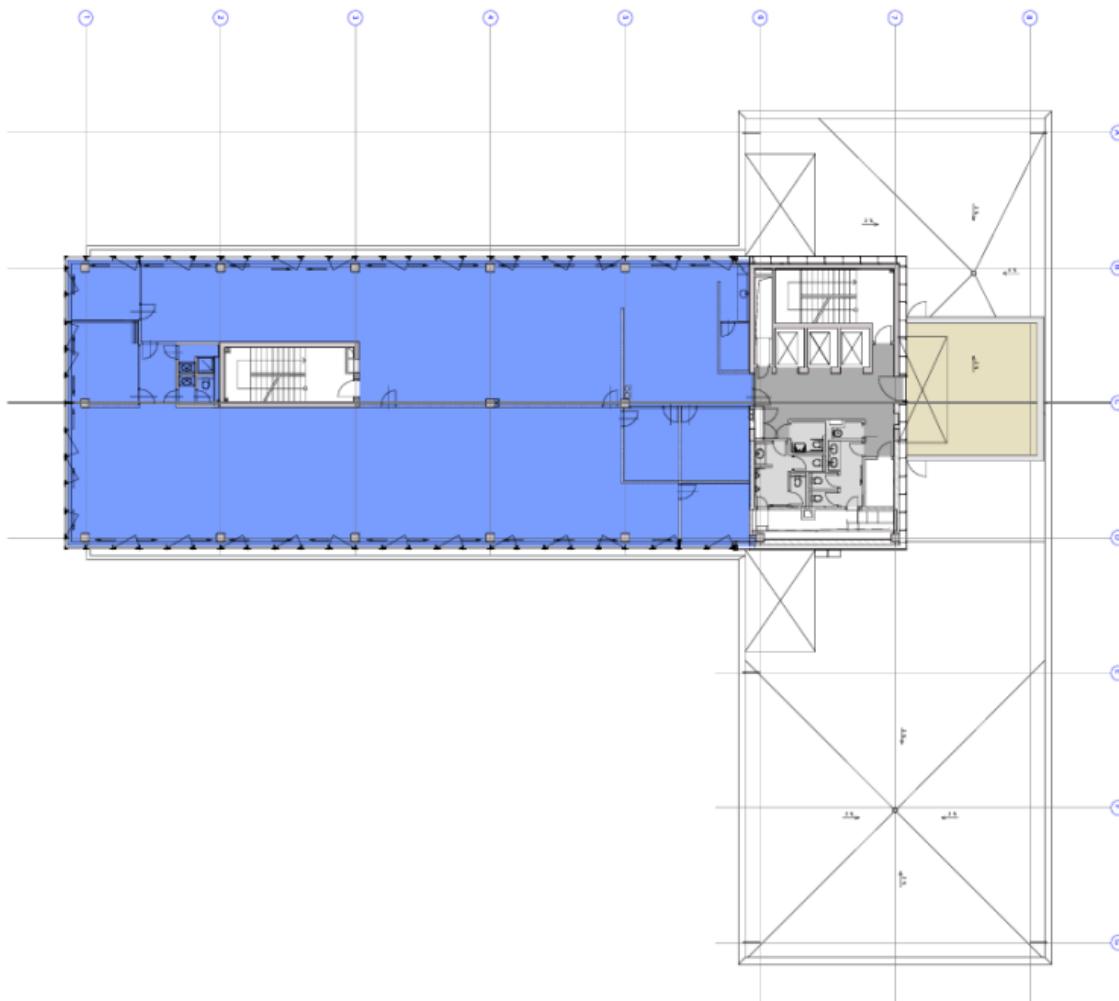
The great advantage of the administrative complex is its strategic location on the main ring road with excellent connection to the motorway network. Direct public transport is in front of the building. Brno-Tuřany International Airport is just 5 minutes away.

Features and Services:

- High-class reception
- Highly efficient premises
- 24-hour security
- CCTV
- Openable windows
- 2-pipe fan coil air-conditioning
- Radiator heating
- Integrated building management system
- 4 passenger lifts in buildings A and C
- 3 passenger lifts in buildings B and D
- Fibre optics and ISDN telephone system
- Raised floors with floor boxes, 1 per 10 m²
- 400 lux lighting
- Floor-to-ceiling height of 2.85 m
- Smoke detection system
- Standby diesel generator
- Approximately 730 parking spaces

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





SITUACE / SITE SCHEME

63,48 m²

LA RENTED AREA

OFFICE AREA	576,66 m ²
LIFT LOBBY	29,03 m ²
TOILETS	25,65 m ²
TOTAL RENTED AREA	631,34 m²

BUDOVA / BUILDING B
6 NP / 5th FLOOR



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