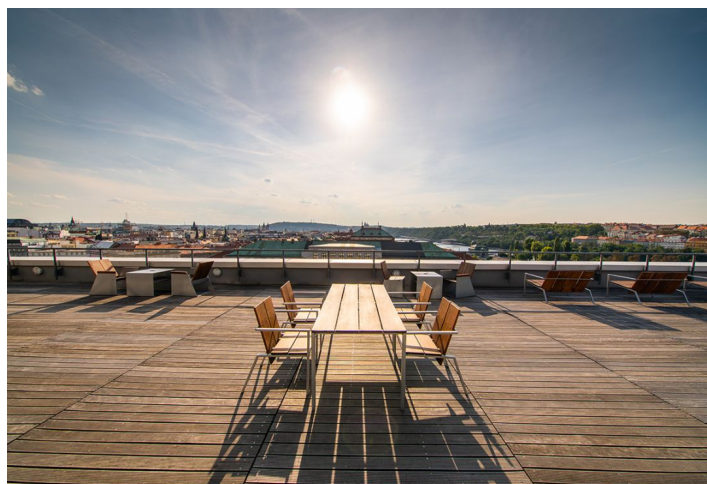
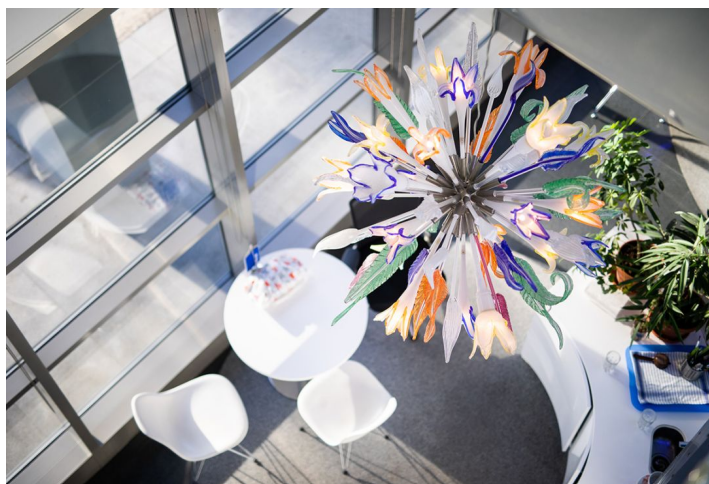




## Office space

Prague 8, Karlín, Ke Štvanici

€ 14.90 / m<sup>2</sup> | CZK 355 / m<sup>2</sup>





## Office space

Prague 8, Karlín, Ke Štvanici

€ 14.90 / m<sup>2</sup> | CZK 355 / m<sup>2</sup>

<b>Service price</b>	95 CZK monthly per m <sup>2</sup>
<b>Available area</b>	1 064 m <sup>2</sup>
<b>Parking</b>	EUR 130 - 140 / pp / month
<b>PENB</b>	G
<b>Reference number</b>	42116

Office space for lease on the 2nd floor in representative office building at intersection of Wilson and The Scouting, opposite the Hilton Hotel, perfectly visible in prominent location on outskirts of the historic city center. Project offers total of 18,231 m<sup>2</sup> of Class A offices for rent and 627 m<sup>2</sup> of retail space to let. Typical floor plate 1200 m<sup>2</sup>, smallest unit is 146 m<sup>2</sup>, 11 floors. On the 8th floor is an accessible terrace of 600 sqm with generous views.

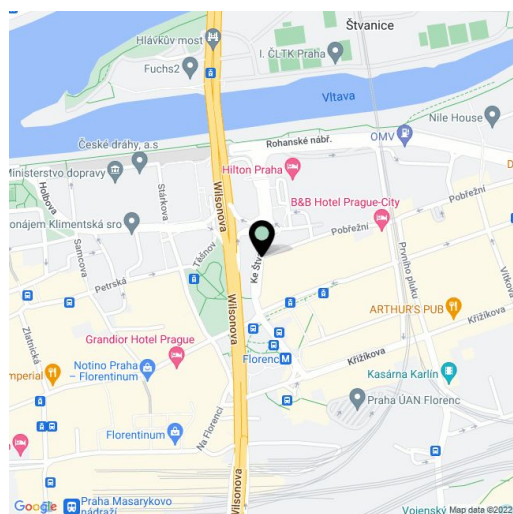
### Location:

Excellent connection to public transport, good access both by car and on foot. A pedestrian bridge connects the building with the Hotel Hilton.

### Features and Services:

Property offers flexible layout of offices, three communication cores with 8 high-speed elevators, cooling, ventilation system, radiator heating using heat recovery and thermodynamic heating, opening windows, double floor, highest level of communication systems, access control, 2 prestigious reception, restaurant, bike racks, underground garage and parking for visitors. In the 8th floor is huge open terrace (600 m<sup>2</sup>) with generous views.

Prices are listed without VAT. Lessee pays no commission.





## Office space

Prague 8, Karlín, Ke Štvanici

€ 14.90 / m<sup>2</sup> | CZK 355 / m<sup>2</sup>

2. PATRO

