



## Retail space

Brno-město, Brno - střed, Nové Sady

**Rented**





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Service price	95 CZK monthly per m <sup>2</sup>
Available area	942 m <sup>2</sup>
Min. area	485 m <sup>2</sup>
Parking	Yes
PENB	B
Reference number	43432

Retail space for lease on the 1st floor in this state-of-the-art complex of two office buildings. The buildings are connected by a unique relaxing park with a touch of nature. The complex features a swimming pool, a water fountain, and a flower zone. Its dominant element is a "party" terrace on the 11th floor and there is also a bike center, parking, and designer elevators.

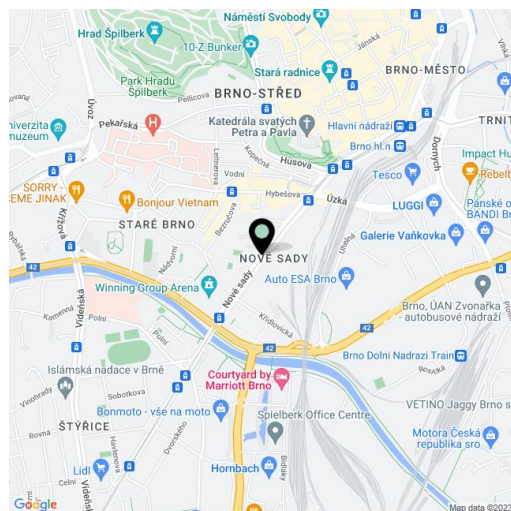
**Location:**

Great transport availability - car, tram, or train. Walking distance to all parts of the city center, a core tram line stops right in front of the main entrance of the complex and an excellent connection to the highway network ensures maximum comfort for all users of the complex.

**Equipment and services:**

- Induction beam for heating and cooling
- Interior blinds
- Acoustic mineral ceiling tiles
- LED lighting systems
- All glass triple-glazed facade from floor to ceiling with openable windows
- Modern hard-wearing carpets
- Raised floor for exhaust air
- Floor boxes

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





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