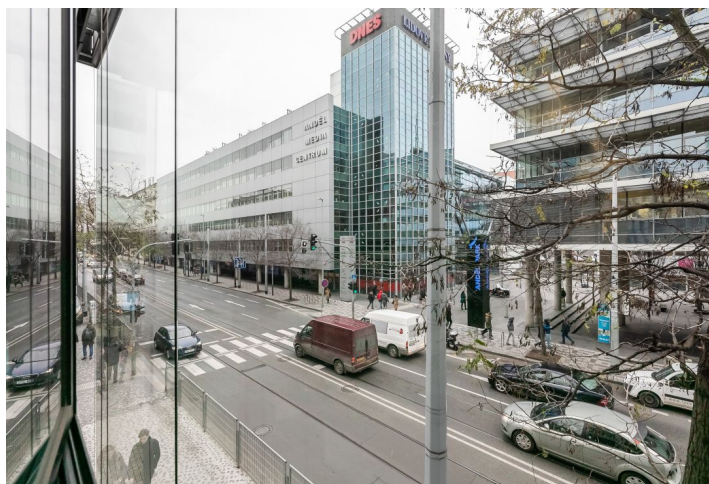




Office building

Prague 5, Smíchov, Karla Engliše

Rented



**Office building**

Prague 5, Smíchov, Karla Engliše

Rented

Service price	150 CZK monthly per m ²
Total building area	2 566 m ²
Tenant consumption	—
Parking	130 EUR
Parking service charges	—
Parking ratio	—
Certification	—
PENB	C
Reference number	8518

Modern seven-storey office building offers office space for lease in the prestigious Prague locality of Smichov. Reception, 3 elevators and parking in underground garages. In addition, the building has a special noise-proof facade - the tenants will have a quiet and sophisticated working environment. Possibility of dividing the spaces with its own entrance, kitchen and sanitary facilities.

Location:

The building is very easily accessible by car and public transport – the Anděl metro station (line B), tram and bus stops are within walking distance. Easy connection by car via the inner city circuit. The area boasts the Nový Smíchov shopping / entertainment center and all amenities.

Features and services:

Representative reception area
 24/7 access
 Security service + CCTV cameras
 Modern elevators
 Air-conditioning
 Raised floors
 Magnetic card access
 Openable windows
 Possibility of ISDN connection
 Underground parking spaces

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



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BA-01 NO RENTAL AREA
 BA-02 RENTAL AREA EXCLUSIVE USE
 BA-03 RENTAL AREA COLLECTIVE USE
 Výměry jsou uvedeny bez podílu na společných prostorech. Add-on 5%

BA-01	BA-02	BA-03	BA-04	BA-05
478,7 m ²	159,1 m ²	15,9 m ²	3,2 m ²	

