



🏠 330 m<sup>2</sup> 📄 Rohanské nábřeží, Praha 8 🏠 16 EUR per m2 / month



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

**Filip Sloupenský**

COMMERCIAL LEASE SPECIALIST

[filip.sloupensky@luxent.cz](mailto:filip.sloupensky@luxent.cz)

+420 771 229 229

Order number	<b>N7059</b>	Price	<b>16 EUR per m2 / month + services</b>
Address	<b>Rohanské nábřeží, Praha 8</b>	Type	<b>Offices</b>
Usable area	<b>330 m<sup>2</sup></b>	Parking	<b>Yes</b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Floor	<b>4th floor</b>
Device	<b>Partly</b>	Lift	<b>Yes</b>

## About real estate

We offer for rent an office space in an administrative complex in Prague 8 in Karlín. The project consists of a total of three buildings, is located at Rohanský nábřeží and offers for rent almost 14,000 sqm of office space. Modern and flexible office space of high standard is available from 220 sqm.

Tenants have access to 24-hour security, security and central reception, smoke detectors, internet, internal blinds, air conditioning, fibre optics, operable windows and sprinklers. Access is by magnetic card.

In the immediate vicinity there are all amenities - services, schools, shops, cafes and fine restaurants. In the vicinity you will also find several sports facilities and relaxation zones. There is a tram stop nearby, and within walking distance of metro station B - Křižíkova or Invalidovna.

The rental price may vary according to the location and size of the unit.

Services: 140 - 160 CZK/sqm/month.

Parking: 100 EUR/month.

Energy efficiency A - extremely economical.

For more information contact the broker.