



290 m<sup>2</sup>    Stroupežnického, Praha 5    16 EUR per 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>N7058</b>	Price	<b>16 EUR per month + services</b>
Address	<b>Stroupežnického, Praha 5</b>	Type	<b>Offices</b>
Usable area	<b>290 m<sup>2</sup></b>	Parking	<b>No</b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Floor	<b>ground floor</b>
Device	<b>Partly</b>	Lift	<b>Yes</b>
Date to move in	<b>16. 8. 2024</b>		

## About real estate

We offer for rent office space, with access from the building and the street, in a modern office building in the center of the most desirable location in Smichov. The property includes several commercial units and modern variable offices. The total lettable area is 5,414 sqm.

The building has a representative central reception with security. Access works on magnetic cards. It offers opening windows, internet access, lifts, air conditioning and allows unrestricted 24/7 access. The units stand out for their very high level of workmanship, such as technology, materials and interior furnishings. Close to all amenities, from shops and restaurants to medical facilities, schools and public institutions. There are parking spaces in two underground levels.

Nearby are tram stops and metro station B - Andel. The advantage is easy transport by car via Strakonická to Jižní spojka.

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

Services: 90 CZK/sqm/month.

Parking: 130 EUR/month.

For more information contact the broker.