



🏠 346 m² 📄 Jihlavská, Praha 4 🏠 16 EUR per m2 / month



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

Filip Sloupenský

COMMERCIAL LEASE SPECIALIST

filip.sloupensky@luxent.cz

+420 771 229 229

Order number	N7030	Price	16 EUR per m2 / month + services
Address	Jihlavská, Praha 4	Type	Offices
Usable area	346 m²	Parking	Yes
Energy performance of the building	G - Extremely uneconomical	Floor	ground floor
Device	Partly	Lift	Yes
Date to move in	1. 1. 2025		

About real estate

We offer for lease office space of 346 sqm in a modern administrative complex in Prague 4 - Kačerov with plenty of natural light and beautiful views of the city. It consists of four underground and seven above-ground floors, with four main cores and a central reception, which ensures easy and convenient access to each floor. On the top two floors there are green terraces with panoramic views of the surrounding area. In addition to conference rooms and relaxation areas, there is also a café on the ground floor.

The building is equipped with state-of-the-art technology for management, operations and access, and boasts LEED Gold certification. The entire complex is fully air-conditioned, with integrated fan coils and raised floors for maximum comfort. The complex also features a separate visitor elevator from the parking garage directly to the reception area, and a separate reception area on the north side for added privacy.

There is 24 hour security, central reception, external blinds, internet, fibre optic, security, opening windows and magnetic card access. The energy performance of the building is C.

102 CZK/sqm/month.

Parking: 110 EUR/month.