



🏠 281 m<sup>2</sup> 📄 Sokolovská, Praha 8 - Karlín 💰 15 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	<b>N7010</b>	Price	<b>15 EUR per m2 / month + services</b>
Address	<b>Sokolovská, Praha 8 - Karlín</b>	Type	<b>Offices</b>
Usable area	<b>281 m<sup>2</sup></b>	Parking	<b>Yes</b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Floor	<b>1st floor</b>
Device	<b>Partly</b>	Lift	<b>Yes</b>
Date to move in	<b>6. 8. 2024</b>		

## About real estate

We offer for rent 281 sqm office space in a business complex in Karlín, Prague 8.

The office space is open space with two glass meeting rooms. The office has air conditioning with individual control, opening windows, internal blinds and double floor. Building B is located in a courtyard, has 24-hour security, reception, 24/7 access, CCTV in common areas, wheelchair access and facilities for cyclists. There are also parking spaces in the underground garage. There are shared meeting rooms, parking, an enclosed indoor space suitable for meetings and facilities for cyclists.

The complex is located in Sokolovská Street, which ensures easy accessibility, the centre is 5 minutes away by public transport. A great advantage of the complex is also its location directly at the B Křížíkova metro station. In the vicinity you will find all civic amenities, many cafes and restaurants.

Services: 155,- CZK/sqm/ month.

For more information contact the broker.