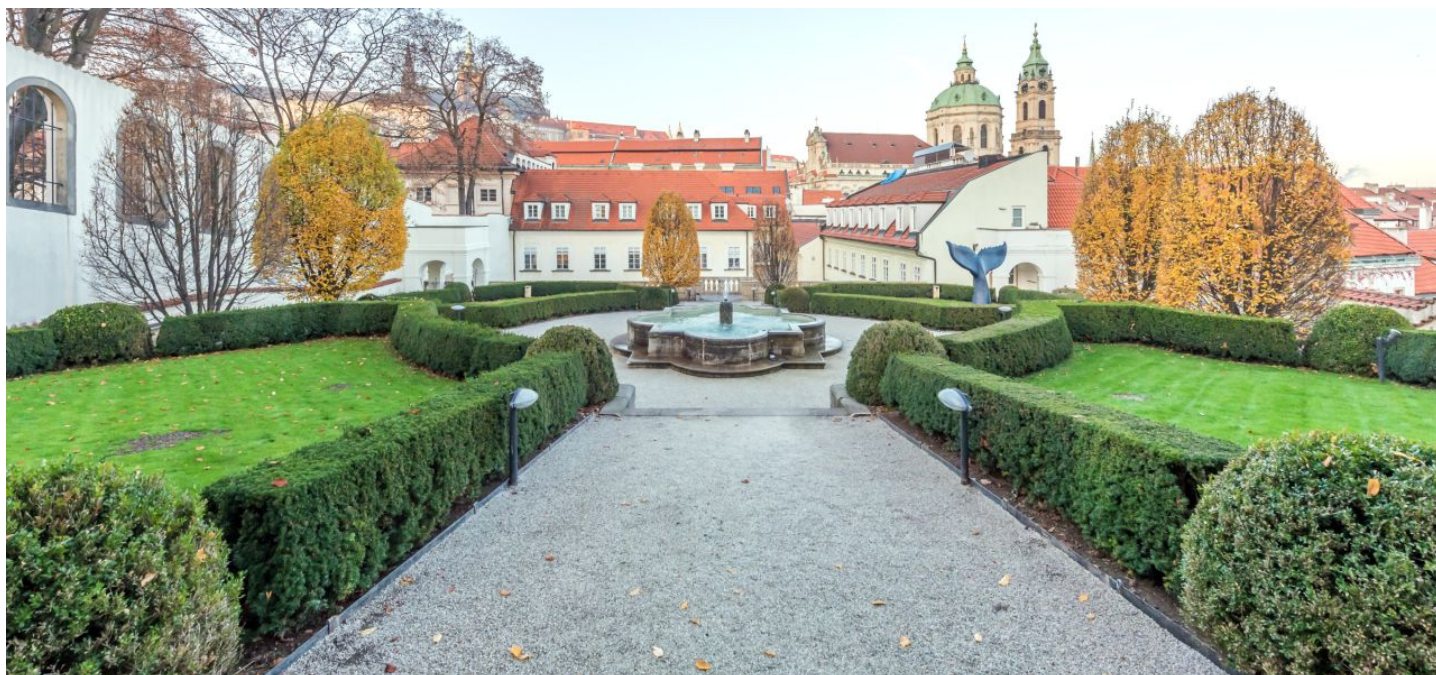




## Office building

94 m<sup>2</sup>, Prague 1, Malá Strana, Tržiště

€ 13.56 - 14.16 / m<sup>2</sup> | CZK 335 - 350 / m<sup>2</sup>





Office building

€ 13.56 - 14.16 / m² | CZK 335 - 350 / m²

94 m², Prague 1, Malá Strana, Tržiště



| UNIT                    | AVAILABLE AREA | SERVICES                  | PARKING                | MONTHLY RENT         |
|-------------------------|----------------|---------------------------|------------------------|----------------------|
| Office space, 2nd floor | 94 m²          | 145 CZK<br>monthly per m² | CZK 5 500 / pp / month | € 13.56 - 14.16 / m² |

**Office building**94 m<sup>2</sup>, Prague 1, Malá Strana, Tržiště**€ 13.56 - 14.16 / m<sup>2</sup> | CZK 335 - 350 / m<sup>2</sup>**

|                         |                                    |
|-------------------------|------------------------------------|
| Service price           | 145 CZK monthly per m <sup>2</sup> |
| Total building area     | 2 974 m <sup>2</sup>               |
| Tenant consumption      | —                                  |
| Parking                 | 5 500 CZK                          |
| Parking service charges | —                                  |
| Parking ratio           | —                                  |
| Certification           | —                                  |
| PENB                    | G                                  |
| Reference number        | 16808                              |

**Office space for lease in a Renaissance palace with Baroque features, a large garden, and views of the Prague Castle. The palace is situated in the Lesser Town in an area with numerous embassies.**

The history of the palace dates back to the end of the 16th century, when two burgher houses stood on the present site. A few years later they were bought by Count Kryštof František Vratislav of Mitrovice and he had them rebuilt into a palace. The palace consists of two floors with a Classicist facade, terraced garden, massive staircase, surrounding wall, and fountains.

**Location:**

Great location near Malostranské náměstí. The Malostranská (line A) tram and metro station is less than a 10-minute walk away.

**Features and Services:**

Shared kitchenette  
Shared social facilities  
New floor covering  
Elevator  
24-hour security service  
CCTV system  
Gas central heating

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

**Office building**94 m<sup>2</sup>, Prague 1, Malá Strana, Tržiště€ 13.56 - 14.16 / m<sup>2</sup> | CZK 335 - 350 / m<sup>2</sup>