



## Office space

Olomouc, Nemilany, Dolní Novosadská

Ask for price





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|                  |                    |
|------------------|--------------------|
| Available area   | 335 m <sup>2</sup> |
| Cellar           | -                  |
| Parking          | -                  |
| PENB             | C                  |
| Reference number | 23255              |

**335 sq.m.** of office space for lease in a new industrial park located in the district of Olomouc - Nemilany. The project consists of 4 buildings; construction of this park commenced 2009.

**Location:**

The industrial park is situated in the district of Olomouc – Nemilany with direct access to the motorway D35 exit 272. The park is well connected with the city center by public transport. The Nemilany train station is approx. 3 km from the park.

**Features and Services:**

- all infrastructure available in the area
- in the area are allowed trucks of any total weight
- high standards of buildings

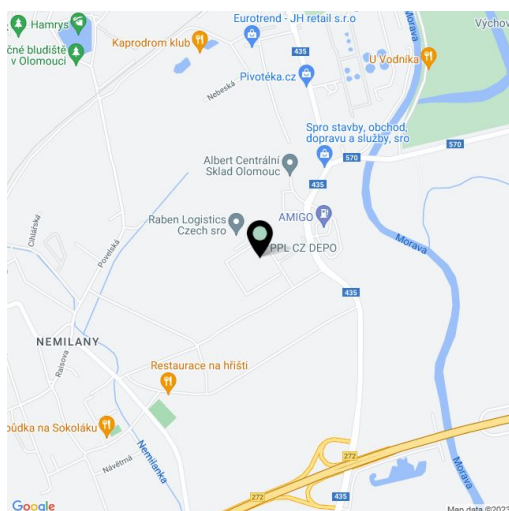
**Office:**

- Flexible office layout
- Air-conditioning

**Industrial/Warehouse space:**

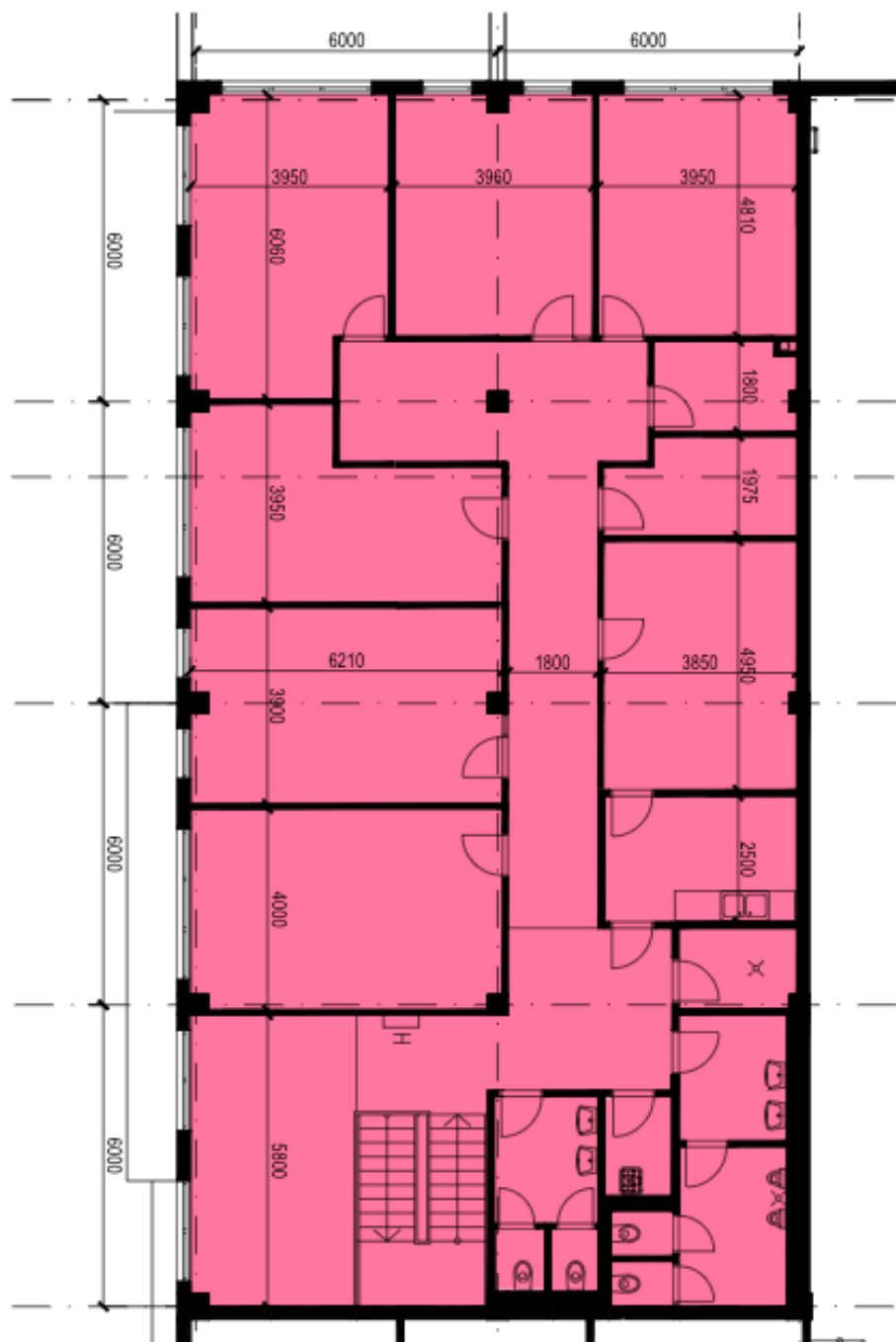
- Flexible layout with small units from 200 sq.m.
- Min.1 loading dock per 1000 sq.m
- Floor loading capacity 5 T/sq.m
- Clear height 10 m
- Truck yard 35 m
- Column grid structure 24x12 m
- Sprinkler system

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



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