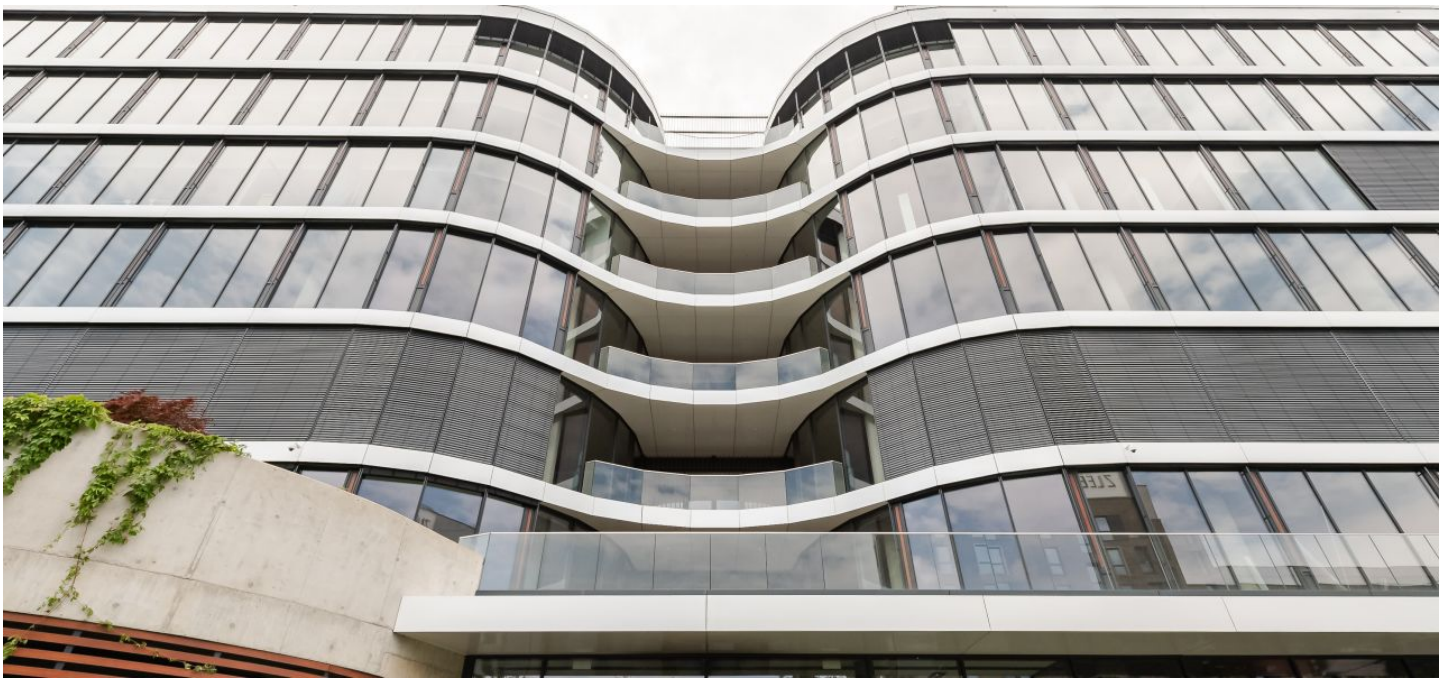
svoboda&williams

Office space

Prague 5, Radlice, Radlická

Rented









Svoboda & Williams s.r.o.
info@svoboda-williams.com
www.svoboda-williams.com

Prague
+420 257 328 281
+420 724 551 238

Brno
+420 543 250 711
+420 724 551 238

Bratislava
+421 948 939 938

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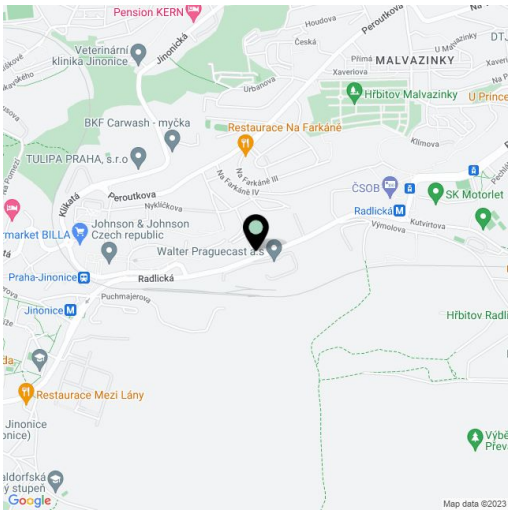
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Service price	110 CZK monthly per m²
Available area	871 m²
Cellar	-
Terrace	20 m²
Parking	115 EUR / ps / month
PENB	C
Reference number	30914



Offices for lease that meet the highest standards. New office building from the prestigious architectural office of Chapman Taylor located in the Radlické Valley.

The building was originally a furnace that was the main source of energy for the Waltrovka factory. Phase I of the project won the Building of the Year 2017 title and is currently fully occupied. Phase II, continuing successfully, will be completed in 2020. The project, which originated in the Prague studio of the award-winning Chapman Taylor architects, is beautifully set in the Radlické Valley and will offer future tenants modern office space of the highest standard. Each spacious floor will have unique views of Prague and it is designed to accommodate clients' needs. Each floor will have a terrace and tenants will have access to a large garden, where they can hold various events, exercise, or relax. There will also be a bistro, a canteen, a coffee corner, bike storage, and showers in the building. The average size of a floor is 1,920 m².

Location:
Excellent transport accessibility by car and public transport - it is near the Radlická metro station (line B), the Jinonice metro station (line B), the Praha - Jinonice train station, and several bus stops. Quick connection to the D1 and D5 highways and the Prague Ring Road. Václav Havel Airport is a 15-minute drive away. The Prokopské údolí Nature Reserve is in close proximity, and a golf course in Motol is nearby.

Facilities and services:
- 24/7 access to the building
- main entrance with an elegant reception
- lowered ceilings with built-in lighting
- sprinkler fire extinguishing system
- double floors with floor boxes
- central ventilation system
- cooling beams
- 4 high-speed elevators
- "smart office" layout option
- outdoor fitness area and showers
- petanque and volleyball courts
- private terrace on each floor
- large common garden
- place for bike storage
- openable windows
- the possibility to place a logo on the building

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

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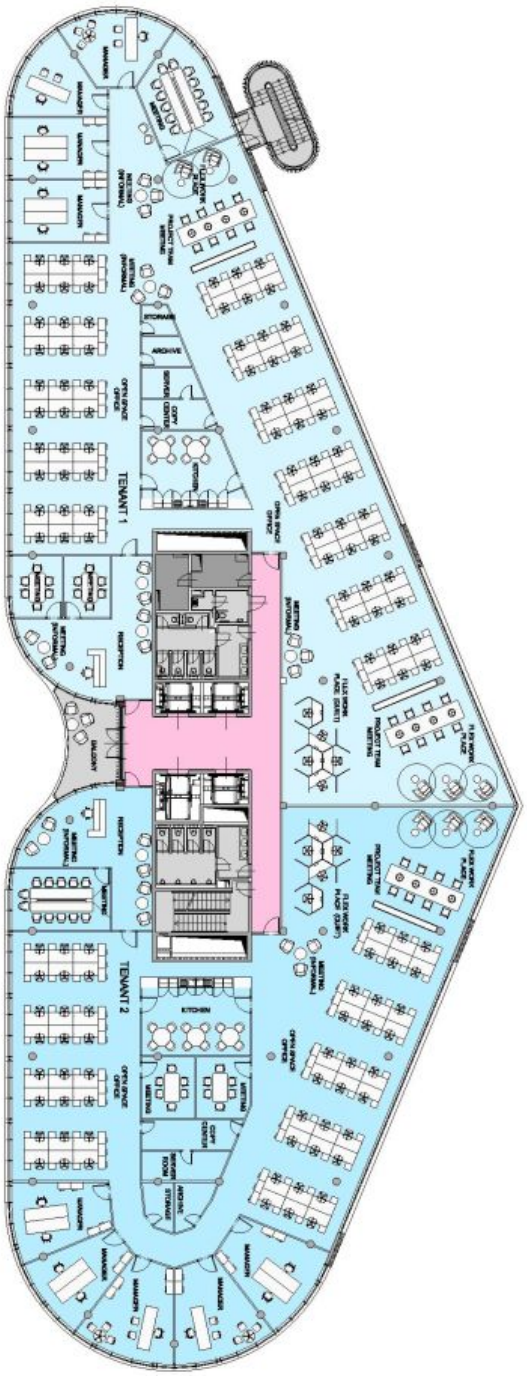
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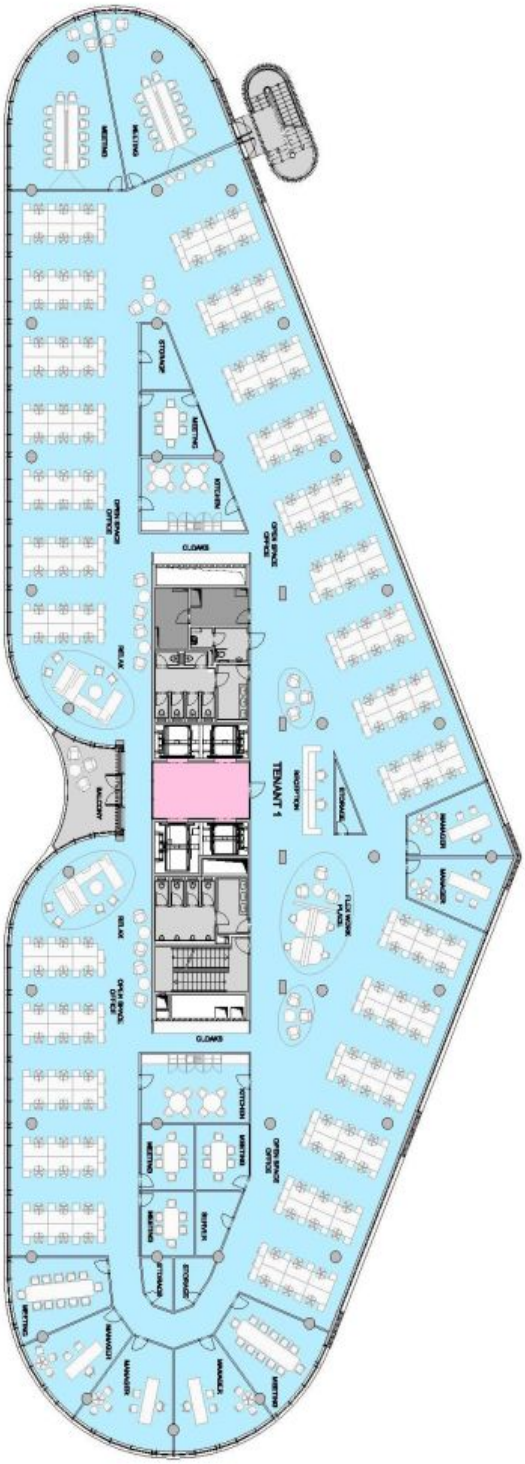
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