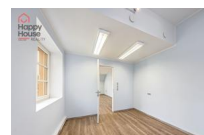


Rental of commercial space (130 sqm) on the 1st floor with a terrace 10 sqm, Prague 6 - Bubeneč, V sadech Street



62 000,00 CZK/ month

+ utilities CZK 10.000 incl energies and net, deposit 1 month incl utility fees

layout :		Celková užitná plocha :	
city :	Praha	town quarter :	Prague 6
district :	Bubeneč	street :	V sadech
number of rooms :		number of separate rooms :	
number of bathrooms :		number of separate toilets :	
number of toilets :		equipment :	
accessories :	elevator	other requirements :	
type of floor :		construction :	brick
type of parking :	garage, outdoor private	nearest public transport :	
infrastructure in the area :		PENB - Class :	A - Mimořádně úsporná

For long term rent, we offer a commercial space comprising five rooms and a kitchen (130 sqm), with a 10 sqm terrace and a stunning view of Stromovka Park and Troja. The property is located in a prestigious, peaceful area of Prague 6 Bubeneč, on V Sadech Street, close to several embassies. The brick building was fully renovated in 2019. The apartment features high standard amenities, including underfloor heating, vinyl flooring, air conditioning and heat recovery ventilation, exterior electric blinds, and an alarm system. It also has a modern fitted kitchen with appliances, plus a utility room with a washing machine, tumble dryer, and toilet. Fibre-optic internet is included in the rent. The space is offered unfurnished, with the option to purchase furniture from the current tenant. An exceptional location next to Stromovka Park, just an 8 minute walk from Hradčanská metro station, with several restaurants, shops, and schools nearby. Parking is available in resident parking zones. An impressive home offering maximum privacy, comfort, and a unique view over greenery. Monthly charges are CZK 10,000, including utilities and internet. Security deposit: one month's rent plus charges. Agency fee: one month's rent plus VAT. Energy efficiency rating: A – exceptionally efficient.

COMPLEX REAL ESTATE SERVICES

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