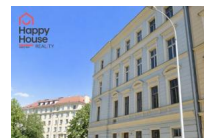


Rental of duplex restaurant premises (280 sqm) on the ground floor and 1st floor, Prague 4 - Nusle, Spytihněvova street



70 000,00 CZK/ month

+ utilities and services, deposit 3 rents

layout :		Celková užitná plocha :	
city :	Praha	town quarter :	Prague 2
district :	Nusle	street :	Spytihněvova
number of rooms :		number of separate rooms :	
number of bathrooms :		number of separate toilets :	
number of toilets :		equipment :	
accessories :		other requirements :	
type of floor :		construction :	brick
type of parking :	None	nearest public transport :	
infrastructure in the area :		PENB - Class :	G - Extremely wasteful

SPYTIHNĚVOVA 12, Prague 2, Nusle. We offer for rent a duplex, newly renovated, restaurant space of approximately 280 sqm with street-facing windows and direct street entry, located in a corner brick building with 4 floors, in Prague 2 Nusle. On the 1st floor, there will be a kitchen and facilities for operations and staff, and on the ground floor, a restaurant with a bar, guest amenities, and direct street access, see the floor plans. The space will be under reconstruction from around August or September 2026. The renovation will be completed in approximately 18 months to 2 years. Depending on the client's requirements and the signing of the lease agreement, the space can be customized to their needs.

COMPLEX REAL ESTATE SERVICES

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