



Prague 4, office space for rent (950 m2), lucrative office building City Empiria, parking

Na strži 65, Praha, Hlavní město Praha

253 650 CZK / měsíc

We offer for rent modern office space in the City Empiria building, in a popular part of Prague, near the Pankrác metro station and the Arkády shopping center. It is the 2nd tallest building in Prague with 27 floors and a total area of 22,500 m2. Unlimited views and maximum daylight thanks to the glass facade. The building provides office space, a modern conference center, retail space and warehouses for rent. We offer for rent office space with a total area of 950 m2. Premises are rented unfurnished. In the building we rent several office spaces of various sizes from 20 m2 to the entire floor. The advantage is barrier-free access, 8 high-speed elevators, freight elevator, bathroom on each floor, own catering facilities and medical services directly in the building. The technical background of the building is complemented by parking for up to 260 cars and free parking available for tenant guests. The building also provides round-the-clock technical support, security 24/7, security systems EZS, EPS, CCTV, high-speed internet, card entry system, air conditioning, the possibility of regulating heating, ventilation and air conditioning. City Empiria is located in a sought-after business location with ideal transport links. Direct access to the north-south highway, D1 motorway 10 minutes, city center 10 minutes by car and subway. Metro and bus station Pankrác (line C), tram stop Pražského povstání right next to the building. Attractive location with all transport accessibility, post office, restaurants, parks, OC Arkády Pankrác, a few minutes from the building. The photos are exemplary. Available immediately.

PRICE

Price Nájmů	253 650 CZK / měsíc
Note	+ services 225CZK/sqm

LOCATION

District	Prague
Prague district	Prague 4
Part of city	Nusle
Street	Na strži
House number	1702 / 65

INFORMATION ABOUT THE PROPERTY

Aleš Vládar

Tel.: +420 777 111 420

E-mail: ales.vladar@homesweethome.cz

Číslo nabídky: 73978

<https://homesweethome.cz/en/real-estate/73978/>

Contract type	Lease
Order number	73978
Date	10.10.2023
Available from	03.05.2023
Object kind	Brick
Equipped	No
Usable area m ²	950
Number of parking places	1
Building	Other
Year of substantial inspection	2004
Date of moving in	03.05.2023
Number of building floors	25
Number of floor in building	11

NOTE AREA

Type	Commercial space
Type of house	Storey
Type of areas	Offices
Condition area	After reconstruction

ENERGY PERFORMANCE CERTIFICATE

Energy efficiency class	G - Extremely wasteful
Energy Performance Certificate drawn up in accordance with	148/2007 Sb.