



Prague 5, Shell & Core business premises for rent (349m²), Mozartova Street, Smíchov.

Mozartova, Praha, Hlavní město Praha

209 400 CZK / m²/měsíc

We offer for rent business premises with a total area of 349m², located on the ground floor of a building on the corner of Plzeňská and Mozartova streets in Prague 5 - Smíchov. The spaces are in the basic Shell & Core design and offer unlimited variability, which the clients can realize in the final according to their wishes. These spaces with a total area of 349m² can be playfully divided into two units of 139m² and 210m² with their own entrances from Plzeňská and Mozartova streets. Ceiling height 3.6m. A storage space (50m²) and several garage spaces in the basement of the building can be rented. Excellent transport connections: 5 minutes by bus to the metro station Anděl (OC Nový Smíchov) and a great connection to the Městský okruh. The premises are available for rent from July. You do not pay the RK commission. For more information and a tour of the premises, do not hesitate to contact the broker.

PRICE

Price Nájmů	209 400 CZK / m ² /měsíc
Note	+ charges estimate 40czk/m2/month (heating, hot and cold water, building services)
Commission	+ Commissions real estate

LOCATION

District	Prague
Prague district	Prague 5
Part of city	Smíchov
Street	Mozartova
House number	Skryto

INFORMATION ABOUT THE PROPERTY

Contract type	Lease
Order number	76282
Date	10.04.2024
Available from	01.07.2023

Aleš Vládar

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Číslo nabídky: 76282

<https://homesweethome.cz/en/real-estate/76282/>

Object kind	Mixed
Equipped	No
Usable area m ²	349
Number of parking places	1
Date of moving in	01.07.2023
Number of building floors	9
Number of floor in building	1

NOTE AREA

Type	Commercial space
Type of house	Storey
Type of areas	Commercial
Condition area	Very good
Waste	Sewerage
Gas	Gas line

ENERGY PERFORMANCE CERTIFICATE

Energy efficiency class	G - Extremely wasteful
Energy Performance Certificate drawn up in accordance with	264/2020 Sb.