



## 416 CZK/m<sup>2</sup>/per month

+ service charges 95CZK/sqm + electricity, water and gas

### Office space for rent: Praha 1- Nové Město, Štěpánská

Štěpánská, Praha 1

registration number	<b>008052</b>
type of contract	<b>rent</b>
area	<b>116 sqm</b>
terrace	<b>no</b>
available from	<b>11.03.2025</b>

property type	<b>commercial</b>
property subtype	<b>office space</b>
floor	<b>4th floor</b>
PENB energy label	<b>G</b>

We offer for rent office space on the 4th floor of a renovated 19th century apartment building with an elevator on Štěpánská Street in Prague 1 - Nové Město. The total area of 116 sqm of unfurnished space offers an entrance hall, 3 offices, a bathroom and a separate toilet. The rooms have new wooden parquet floors, a new kitchenette, quality tiles, high ceilings. The house is located in a busy and very desirable location in Prague 1, a 5-minute walk from Wenceslas Square, there are all civic amenities and excellent transport accessibility by car and public transport. The Muzeum, I. P. Pavlova, Karlovo náměstí and Můstek metro stations are just a few minutes from the house, as is the access to the Prague main road. There are countless restaurants, cafes, bistros, shops, department stores and other services in the vicinity of the house, all within walking distance. Possibility of renting a parking space in the garage for an extra fee.