

Offices: windlessness with some hopeful clouds in the regions

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waiting**

Liberec was once Central European textile superpower and it is exactly the heritage of this industry which represents the biggest hope for the future - the city has several brownfields. Their use will be much easier and most of them do not have serious environmental burden. The potential tenants must contend with smaller units in older buildings. The rent is EUR 7 per square metre per month.

Pardubice: regional office superpower

Four new administration buildings were completed in Pardubice in the last three years: Vinice, Magnum, Technopark and Polyfunkční dům. Several other projects are at various stages of construction. The supply is already exceeding demand significantly. Current rent is at EUR 10 per square metre per month.

Hradec Králové: weak supply for now

The age-old rival of nearby Pardubice is losing in the field of office areas. Rent of quality offices in the centre of Hradec today costs EUR 9,30 per metre per month. A sort of springboard for the local office market should be the project Mera which will be the first to bring A-class offices to the East Bohemia capital.

Olomouc: nearly in the year zero

Centre of Haná region certainly does not stand in the spotlight of “office“ developers, however, there is construction. The complex Lafayette should soon start operating in the centre of Olomouc. Otherwise potential tenants must accept lower standard offices in older houses. The rent at EUR 9,60 per square metre of office areas per month cannot be compared with other cities as there are no A-class administration buildings in Olomouc at all.

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