



## Apartment Three-bedroom (4+kk)

Rented

152.4 m², Prague 6, Bubeneč, Gotthardská





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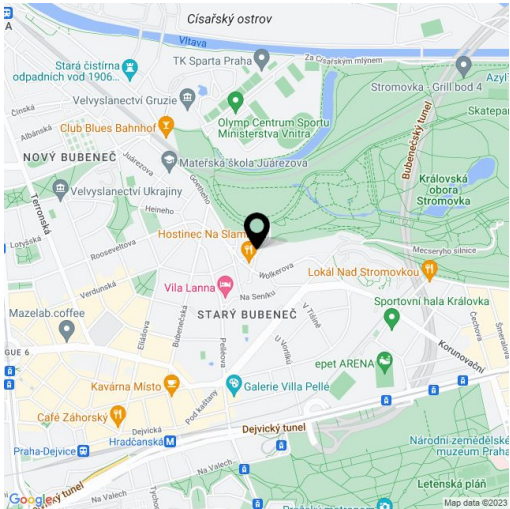
152.4 m², Prague 6, Bubeneč, Gotthardská

|                  |  |
|------------------|--|
| Total area       | 174 m²   |
| Floor area*      | 152 m²   |
| Balcony          | 9 m²   |
| Terrace          | 12 m²  |
| Parking          | Garage parking nearby.   |
| Garage           | Yes  |
| Cellar           | -  |
| Service price    | Monthly deposit for service charges and water: CZK 5,000. Gas and electricity are billed separately. |
| PENB             | G  |
| Reference number | 43274  |
| Available from   | Immediately  |

Greatly benefiting from a perfect location right next to Stromovka Park, this spacious renovated 3-bedroom apartment with a terrace and 2 balconies is on the first floor of a refurbished historic building with an elevator. Located in the prestigious embassy district of Bubeneč, a minutes' walk to a bus stop and a ten-minute walk to the Hradčanská and Dejvická metro stations with full amenities in the area. Conveniently located for the international schools in Prague 6 and to the airport.

The interior features a living room with a fully fitted open plan kitchen and a balcony facing a quiet street, a bedroom with built-in wardrobes and a terrace facing the courtyard, a bedroom with built-in wardrobes and a balcony facing the street, and a third bedroom. There is a fitted walk-in closet, a hall, a bathroom (bathtub, walk-in shower, bidet, toilet), a utility room, a guest toilet, and an entrance hall/winter garden with green views.

Wooden floating floors, tiles, built-in wardrobes, high ceilings, atelier windows, gas boiler, washer, dryer, dishwasher, induction cooktop, microwave oven, video entry phone. A garage parking space 500 m from the building is included.



\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.