



## Apartment Three-bedroom (4+kk)

Rented

118 m<sup>2</sup>, Prague 5, Smíchov, Na Hřebenkách





## Apartment Three-bedroom (4+kk)

Rented

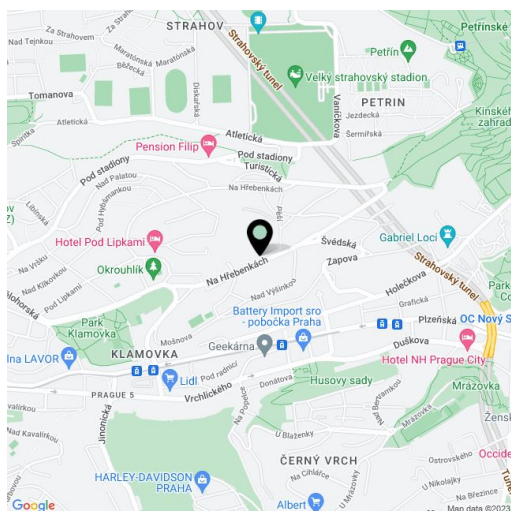
118 m<sup>2</sup>, Prague 5, Smíchov, Na Hřebenkách

Total area	163 m <sup>2</sup>
Floor area*	118 m <sup>2</sup>
Terrace	45 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	—
Service price	Monthly deposit for service charges and utilities is billed separately.
PENB	G
Reference number	100837
Available from	Immediately

This brand new 3-bedroom 2-bathroom unfurnished attic apartment is on the second floor of a Functionalist villa with a nicely landscaped garden in the prestigious green residential neighborhood of Hřebenky. Located in close vicinity of the Kinského Gardens and the adjoining Petřinské sady Gardens, near the Strahov sports facilities, a short drive from the French School, close to the Malá Strana neighborhood, the Nový Smíchov shopping center, and the Anděl metro station. Within easy reach of the international schools in Prague 5 and 6, and the Václav Havel airport.

The interior features a living room with a fully fitted open plan kitchen and dining area, two bedrooms, a study/third bedroom, an en-suite bathroom including a bathtub, a family bathroom with a walk-in shower, two toilets, an entrance hall, and a 45 sq. m. wraparound terrace.

Heat recovery ventilation, quality materials (glass, stone), oak floors, built-in wardrobes, storage and library, ceiling heating and cooling, underfloor heating, washing machine, dryer, Miele kitchen appliances, cellar. No elevator. A garage parking space is included. Available from mid March 2023.



\* 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.



## Apartment Three-bedroom (4+kk)

Rented

118 m<sup>2</sup>, Prague 5, Smíchov, Na Hřebenkách

