



## Apartment Three-bedroom (4+kk)

Rented

160 m<sup>2</sup>, Prague 7, Holešovice, Jankovcova





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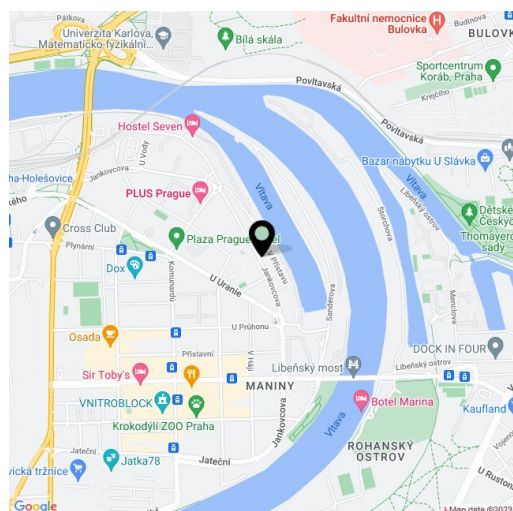
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Total area	221 m <sup>2</sup>
Floor area*	160 m <sup>2</sup>
Terrace	61 m <sup>2</sup>
Parking	Two garage parking spaces included.
Garage	Yes
Cellar	Yes
PENB	C
Reference number	21175
Available from	Immediately

Benefiting from a 61 m<sup>2</sup> roof terrace and direct views of the Vltava river, this stylish furnished 3-bedroom 2-bathroom modern flat is on the seventh floor in the modern Prague Marina residential project. Located in the dynamically developing part of Prague 7, with full amenities and quick connections to the city center. The building amenities include a 24-hour reception, security and underground parking. Bike trail nearby, 25 min. by walk to the city center.

The interior features a spacious living / dining room with a fully fitted open kitchen and terrace access, master bedroom with an en-suite bathroom (tub, double sink, toilet, bidet shower) and built-in wardrobes, two more bedrooms, family bathroom (walk-in shower, tub, double sink, toilet), utility room, and entry hall with built-in wardrobes.

High standard equipment, large aquarium, wooden floors, security entry door, French windows, built-in storage, washer, dryer, Miele kitchen appliances, UPC cable, video entry phone, cellar, lift. Two underground garage parking spaces included. Common building charges, heating, hot water and parking around CZK 9.000/month. Electricity is billed separately (transfer to the tenant).



\* 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.