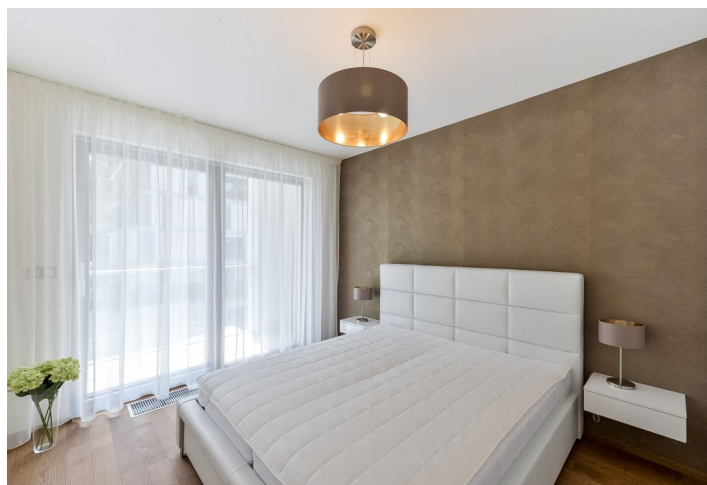




## Apartment One-bedroom (2+kk)

Rented

60 m<sup>2</sup>, Praha 5, Smíchov, U Nikolajky





## Apartment One-bedroom (2+kk)

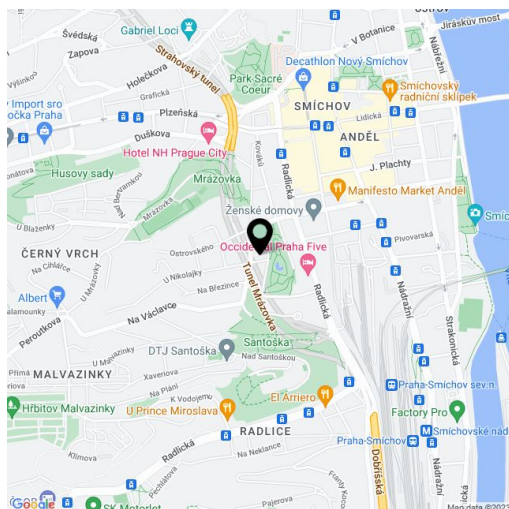
**Rented**60 m<sup>2</sup>, Praha 5, Smíchov, U Nikolajky

Total area	70 m <sup>2</sup>
Floor area*	60 m <sup>2</sup>
Terrace	10 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	Yes
PENB	B
Reference number	26218
Available from	Immediately

**Fully furnished fully air-conditioned 1-bedroom flat with a south oriented terrace and views of Prague, situated on the first floor of the new Park Nikolajka residential project surrounded by greenery. Situated on a quiet dead end street within easy reach of the French School, Nový Smíchov commercial center and Anděl metro station, line B, with quick access to the city center and full amenities in the area.**

Furnished with high quality furniture, the interior includes living room with a fully fitted open kitchen and dining area, one bedroom with built-in wardrobes, bathroom (bathtub, sink, toilet, heated floor), utility / storage room, and entry hall with built-in wardrobes and storage. The terrace is accessible from both main rooms.

Custom made furniture, quality kitchen, wooden floors, security entry door, washing machine, dishwasher, microwave oven, alarm that can be connected to a security agency, video entry phone, chip entry to the building. One on-site underground garage parking space included. Monthly deposit for common building charges, water and heating around CZK 3000. Deposit for electricity is billed separately. Interior 60 m<sup>2</sup>, terrace 10 m<sup>2</sup>.



\* 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.