



## Apartment One-bedroom (2+kk)

Rented

50 m<sup>2</sup>, Prague 7, Holešovice, V Háji





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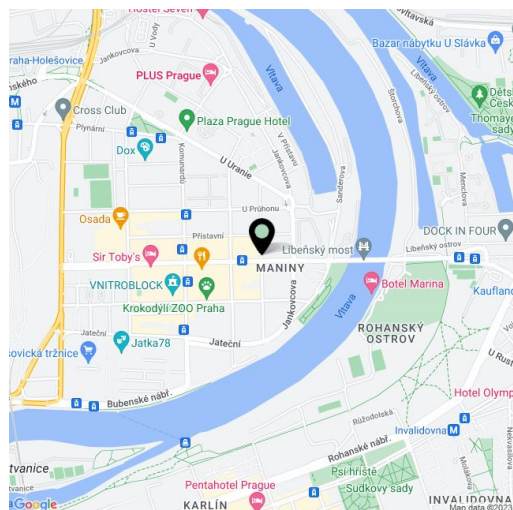
**Rented**50 m<sup>2</sup>, Prague 7, Holešovice, V Háji

Total area	120 m <sup>2</sup>
Floor area*	50 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Terrace	65 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	-
PENB	B
Reference number	27583
Available from	Immediately

Boasting a 65 m<sup>2</sup> terrace and a balcony offering views of the Vltava river, this is a fully furnished 1-bedroom flat on the second floor of the new residential project Vltavská vyhlídka with a gated courtyard incl. a children's playground. Situated in a dynamically developing part of Prague 7 - Holešovice, a quiet location with full amenities within easy reach and tram connections to Vltavská, Nádraží Holešovice (line C) or Palmovka (line B) metro stations. Excellent access to the city center, Holešovice Squash Center, driving range Rohanský ostrov, DOX Centre for Contemporary Art, the Prague Market and lots of theaters and music clubs incl. SaSaZu, La Fabrika, Rock Opera and Játka 78.

The interior includes living room with a fully fitted open kitchen, dining area and both terrace and balcony access, one bedroom also with terrace access, bathroom with bath with a shower screen and toilet, and entrance hall with built-in wardrobes.

Laminated flooring, tiles, French windows, security entry door, roller blinds, washer, dishwasher, induction cooktop, microwave oven, two TVs, alarm, fold out sofa, garden furniture, lawn mower, pram storage in the building, barrier free access. One garage parking space included. Deposit for common building charges, heating and water around CZK 3000/month. Electricity is billed separately. Interior 50 m<sup>2</sup>, terrace 65 m<sup>2</sup>, balcony 5 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.