



Apartment Three-bedroom (4+kk)

Rented

161 m², Prague 3, Vinohrady, Laubova





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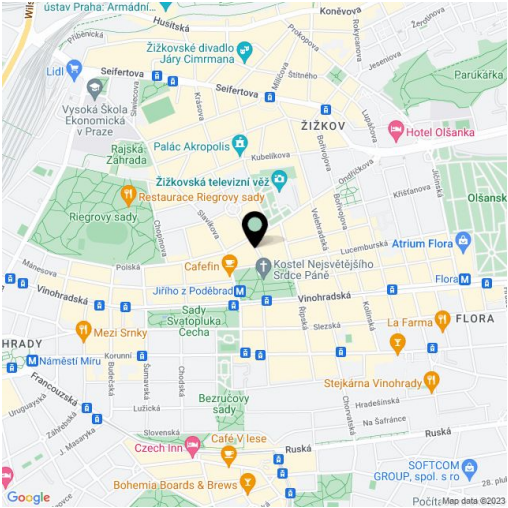
161 m², Prague 3, Vinohrady, Laubova

Total area	163 m²
Floor area*	161 m²
Balcony	2 m²
Parking	One parking space located 350m from the building is included in the rent.
Garage	Yes
Cellar	Yes
Service price	Common building charges EUR 125/person/month. Monthly deposit for water and heating CZK 10,000. Electricity will be transferred to the tenant's name.
PENB	G
Reference number	28820
Available from	Immediately

Attractive unfurnished 3-bedroom 2-bathroom flat situated on the fourth floor of a completely refurbished Art-Nouveau building with a lift and preserved original features. Conveniently located in the popular Vinohrady residential area at Jiřího z Poděbrad Square with metro station and tram links, with full amenities within easy reach.

The interior includes a spacious living room with a fully fitted open kitchen and dining area, master bedroom with a walk-in closet and en-suite bathroom with tub, second bedroom with walk-in closet, bedroom facing courtyard, bathroom with shower, guest toilet and entry hall.

High standard materials and finishes, large windows, solid wood parquet floors, tiles, security entry door, built-in wardrobes, gas boiler, high quality appliances incl. a washer / dryer and a wine fridge, plenty of storage space, cellar. Unfurnished, possible to furnish at a higher rent. One parking space located 350m from the building is included in the rent.



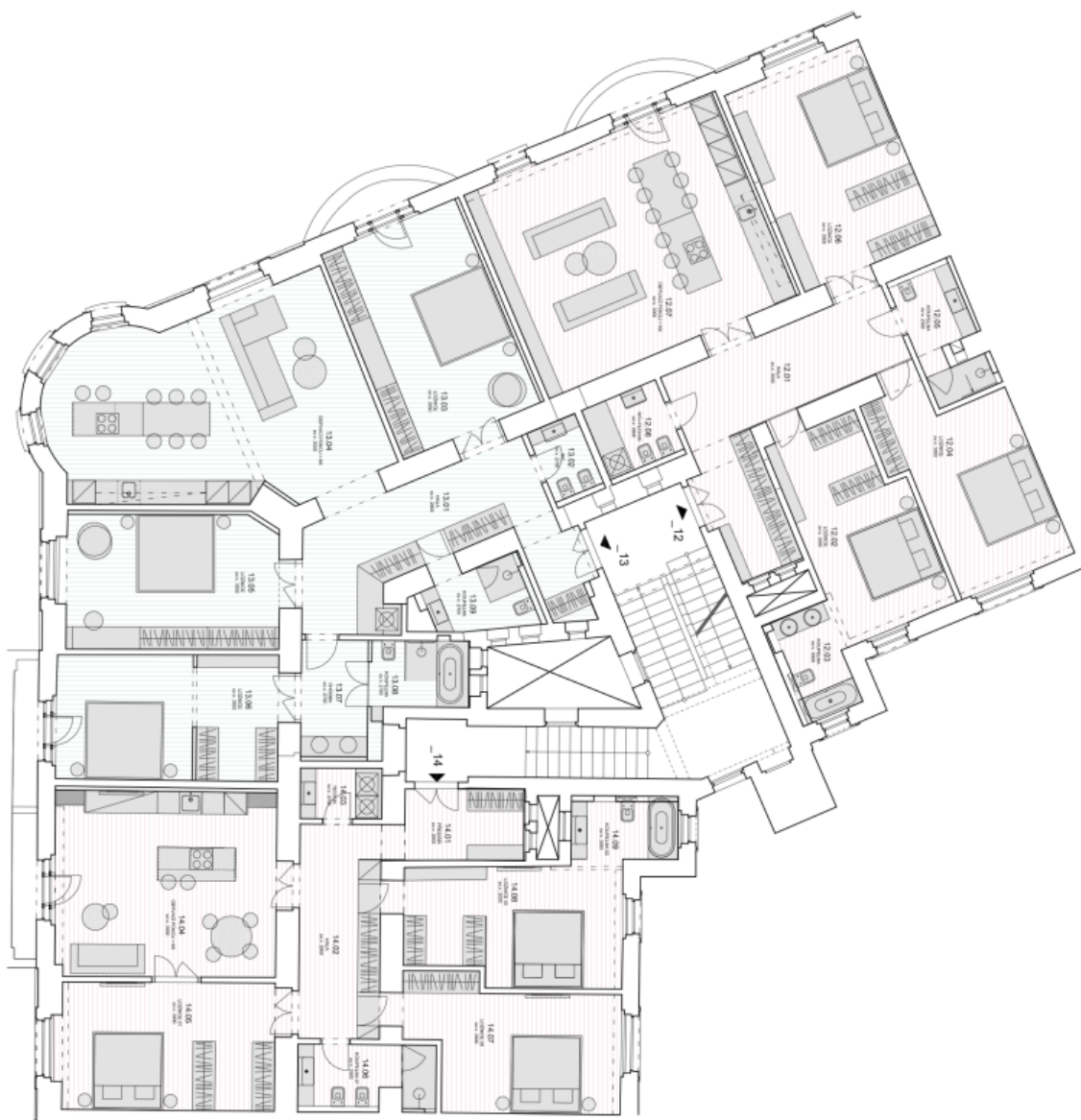
* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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byť c. 14. AKK

VARIANTA VÝSTAVBY		
C.M.	ROZLOHA	PLOCHA m ²
14.01	ROZLOHA	7,1
14.02	ROZLOHA	14,0
14.03	ROZLOHA	3,5
14.04	ROZLOHA	3,5
14.05	ROZLOHA	3,5
14.06	ROZLOHA	3,5
14.07	ROZLOHA	3,5
14.08	ROZLOHA	3,5
14.09	ROZLOHA	3,5
14.10	ROZLOHA	3,5
CELKEM		119,3

byť c. 13. AKK

VARIANTA VÝSTAVBY		
C.M.	ROZLOHA	PLOCHA m ²
13.01	ROZLOHA	3,4
13.02	ROZLOHA	3,2
13.03	ROZLOHA	3,2
13.04	ROZLOHA	3,2
13.05	ROZLOHA	3,2
13.06	ROZLOHA	3,2
13.07	ROZLOHA	3,2
13.08	ROZLOHA	3,2
13.09	ROZLOHA	3,2
CELKEM		173,8

byť c. 12. AKK

VARIANTA VÝSTAVBY		
C.M.	ROZLOHA	PLOCHA m ²
12.01	ROZLOHA	3,4
12.02	ROZLOHA	3,2
12.03	ROZLOHA	3,2
12.04	ROZLOHA	3,2
12.05	ROZLOHA	3,2
12.06	ROZLOHA	3,2
12.07	ROZLOHA	3,2
12.08	ROZLOHA	3,2
12.09	ROZLOHA	3,2
CELKEM		161,9