



## Apartment Three-bedroom (4+1)

Rented

147 m<sup>2</sup>, Prague 6, Liboc, Evropská





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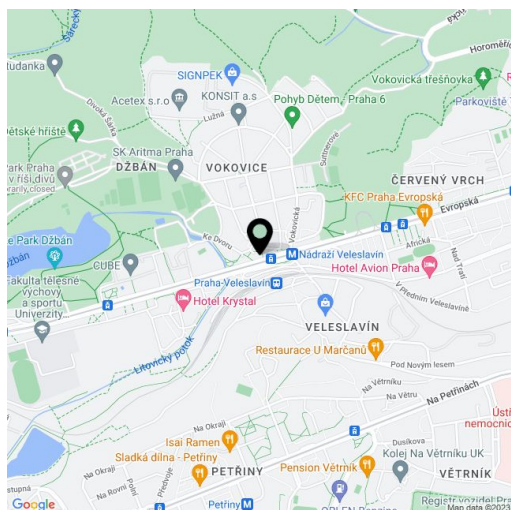
**Rented**147 m<sup>2</sup>, Prague 6, Liboc, Evropská

Total area	154 m <sup>2</sup>
Floor area*	147 m <sup>2</sup>
Balcony	7 m <sup>2</sup>
Garden	100 m <sup>2</sup>
Parking	Double garage.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	29386
Available from	Immediately

This is a sunny furnished 3-bedroom split-level attic flat with two balconies, a 100 m<sup>2</sup> garden and garage parking, on the second floor of a semidetached building surrounded by greenery. Located in the green residential neighborhood of Liboc, Prague 6, just moments from the PBS international school and Divoká Šárka natural preserve with the Džbán Reservoir outdoor swimming pool and multiple sports and relaxation opportunities. Location with very good access to the city center, Václav Havel Airport (7 min.) and international schools. One minute by bus or a few tram stops to Nádraží Veveslavín metro station, line A.

The lower level includes a corner living room with a working **fireplace** and dining area, a fully fitted kitchen, **cellar**, toilet, and an entrance hall with built-in wardrobes. The upper level features three separate bedrooms, a gallery, a shared **balcony**, and bathroom (bathtub, walk-in shower, double sink, toilet). The second **balcony** is accessible from the staircase.

Park views, built-in storage, **solid wood parquet floors**, tiles, security entry door, blinds, gas boiler, washer, dishwasher, induction cooktop, microwave oven, attic storage. No lift. Can be unfurnished. On-site **double garage** available at CZK 3000 per month. Service charges and utilities CZK 6000 per month.



\* 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.