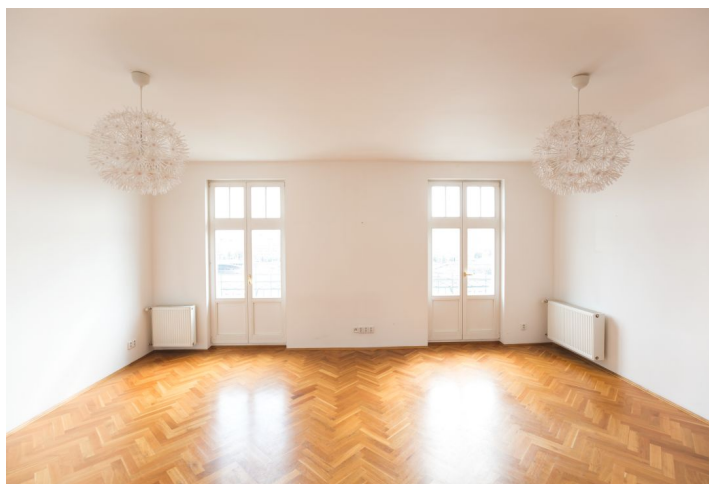




## Apartment Three-bedroom (4+1)

Rented

215 m<sup>2</sup>, Praha 5, Smíchov, Janáčkovo nábřeží





## Apartment Three-bedroom (4+1)

Rented

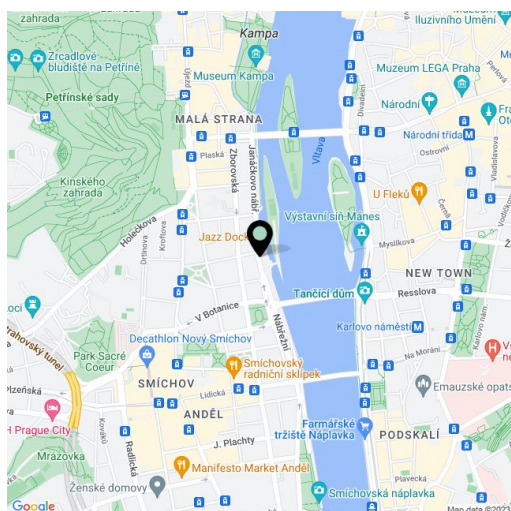
215 m<sup>2</sup>, Praha 5, Smíchov, Janáčkovo nábřeží

Total area	230 m <sup>2</sup>
Floor area*	215 m <sup>2</sup>
Terrace	15 m <sup>2</sup>
Parking	Garage parking can be arranged.
Garage	Yes
Cellar	-
PENB	G
Reference number	29681
Available from	Immediately

Boasting magnificent views of the Vltava river, Vyšehrad Castle, Emauzy Monastery, Mánes Gallery, the National Theater and the Prague Castle, this is a renovated unfurnished 3-bedroom 2-bathroom flat with 2 terraces. The corner apartment is situated on the fifth top floor of a completely refurbished Art Nouveau building with a lift and grand entrance areas. Located in Smíchov, Prague 5, right on the Vltava riverbank, in an area with quick tram connections to the city center, and within walking distance of Nový Smíchov commercial and entertainment center and Anděl metro station.

The interior includes living room with a **terrace**, a fully fitted kitchen with dining area, master bedroom with a **terrace**, second bedroom, and a large third bedroom / **playroom with a circular niche in the "tower"**. There is bathroom with bath and toilet, second bathroom with a massage shower, a separate toilet, storage room, and a huge central entrance hall.

High ceilings, **solid wood parquet floors**, tiles, security entry door, gas boiler, washing machine, dryer, dishwasher, microwave oven, telephone line, chip entry to the building. Service charges and utilities CZK 600/person/month. Gas and electricity will be transferred to the tenant. Available from the end of August 2018.



\* 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.