



## Apartment One-bedroom (2+kk)

Rented

58 m<sup>2</sup>, Prague 8, Libeň, Nad Bání





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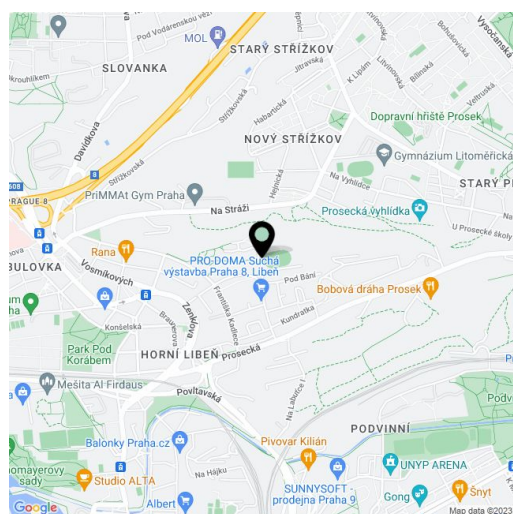
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Total area	68 m <sup>2</sup>
Floor area*	58 m <sup>2</sup>
Balcony	10 m <sup>2</sup>
Parking	One garage space included.
Garage	Yes
Cellar	Yes
Service price	Deposit for services, water, and heating CZK 4,000 per month. Electricity is billed separately.
PENB	B
Reference number	31179
Available from	Immediately

This furnished apartment for rent in the REZIDENCE POD SKÁLOU project is surrounded by greenery. With a 10 sq. m. balcony, the apartment is on the 2nd floor of a modern building with an elevator, underground parking, and a camera system located in a quiet spot at the foot of the Prosecké skály natural monument within walking distance of tram and bus stops with links to the Palmovka, Prosek, and Kobylisy metro stations. Excellent urban amenities, children's playgrounds, the Prosek Bobsled Track, and a sports club are nearby, and the Galerie Harfa and Fénix malls and O2 Arena are easily accessible.

The apartment features one bedroom with built-in wardrobes, a living room with a fully fitted open plan kitchen and a south-facing balcony, a bathroom with a walk-in shower and toilet, and an entrance hall with built-in wardrobes and storage.

Green views, **hardwood floors**, tiles, security entry door, central heating, underfloor heating in the bathroom, exterior blinds, washer, dishwasher, induction cooktop, microwave oven, **cellar**. One **garage parking** space included.



\* 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.