



Apartment Two-bedroom (3+kk)

Rented

108 m², Praha 6, Dejvice, Šárecká





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|------------------|---|
| Total area | 108 m ² |
| Parking | Parking on the plot. |
| Cellar | Yes |
| Service price | Service charges, water, heating and Internet bills: CZK 5000 per month. Electricity is billed separately. |
| PENB | C |
| Reference number | 32072 |
| Available from | Immediately |

This is a high quality, completely newly refurbished 2-bedroom apartment with a terrace, a winter garden and garden access, on the lower ground floor of a fully renovated traditional villa with a shared garden, in a prestigious neighborhood of Hanspaulka in close vicinity of the green Šárka Valley. Quiet residential location with very good transportation connections - a few bus stops to Bořislavka and Hradčanská metro stations, a 15-20 min. drive to the city center, a short drive to the airport. Convenient to international schools, within walking distance of the Juliska sports grounds.

The interior features a living room a fully fitted open plan kitchen, a dining area and **terrace** access, a large adjacent **winter garden**, two separate bedrooms, a full bathroom, an additional separate toilet with a utility room, and an entrance hall with built-in wardrobes.

Preserved original details, large windows, **solid wood parquet floors**, large format tiles, security entry door, central heating, dishwasher, microwave oven, alarm, video entry phone, **cellar**, automatic irrigation in the garden, automatic gate. A **parking spot** on the plot is 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.