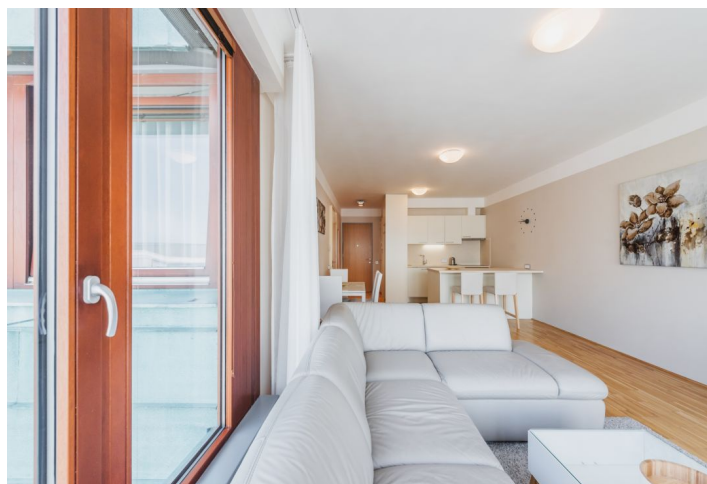




## Apartment One-bedroom (2+kk)

Rented

61 m<sup>2</sup>, Prague 8, Karlín, Rohanské nábřeží





## Apartment One-bedroom (2+kk)

Rented

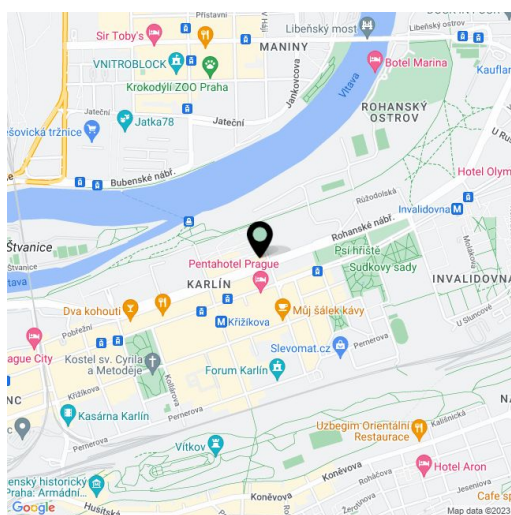
61 m<sup>2</sup>, Prague 8, Karlín, Rohanské nábřeží

Total area	61 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	Yes
PENB	C
Reference number	32627
Available from	Immediately

This fully furnished 1-bedroom apartment is on the 6th floor with lift in the modern River Diamond residential project with a 24/7 reception, security, and underground parking. Located right on the Vltava riverbank on Rohanský Island, in the dynamic Karlín neighborhood, with full amenities within easy reach and quick access to the city center by tram and from the Křižíkova metro station, which is just a few blocks away. A bike and jogging path is steps from the building, a fitness / relaxation center, a tennis court and a golf course are nearby.

The interior includes a living room with a fully fitted open plan kitchen and a dining area, one bedroom with built-in wardrobes, a bathroom including a bathtub with a shower screen, a separate toilet, a utility room, and an entrance hall.

**Hardwood floors**, mosaic tiles, security entry door, central heating, heated floor in the bathroom, blinds, washing machine, dishwasher, combination induction cooktop, bed linen, towels, TV, UPC connection, **cellar**. Building amenities include an inner patio with a Japanese style garden with water features, and on-site property management and maintenance. One **garage parking space** is included. Deposit for service charges, heating and water: CZK 4500/month. Electricity is billed separately (can be transferred to the tenant).



\* 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.