



## Apartment Two-bedroom (3+kk)

Rented

86 m<sup>2</sup>, Prague 3, Žižkov, Olšanská





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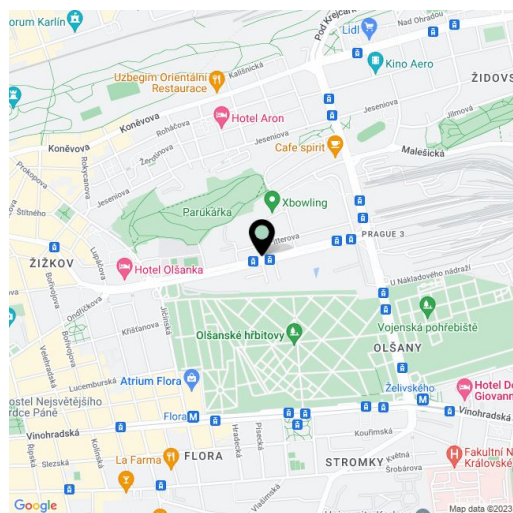
86 m<sup>2</sup>, Prague 3, Žižkov, Olšanská

Total area	86 m <sup>2</sup>
Parking	Garage.
Garage	Yes
Cellar	Yes
PENB	B
Reference number	34112
Available from	Immediately

Boasting beautiful panoramic views of Prague and the surrounding greenery, this 2-bedroom apartment is situated on the 14th floor of the modern Garden Towers residential project with a reception, a landscaped courtyard and underground parking. Located in close vicinity of the Parukářka Park, in an area with full amenities within easy reach (Flora shopping mall, Olšanská clinic, post office, sports facilities) and quick access to the city center (multiple tram lines, Želivského and Flora metro stations).

The interior features a corner living room with a fully fitted open plan kitchen and a dining area, two separate bedrooms, a bathroom (bathtub with a shower screen), a separate toilet, a storage room, and an entrance hall. The tenants can also use a huge **shared terrace** on the fifth floor of the building.

**Hardwood floors**, tiles, security entry door, French windows, triple-glazed windows, central heating, dishwasher, induction cooktop, microwave oven, video entry phone, alarm system, **cellar**, pram storage, chip entry to the building. A large lockable underground **garage** is included. Service charges: CZK 2 000 per month. Water and heating: CZK 3,000 per month. Electricity is billed separately (transfer 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.