## Apartment One-bedroom (2+kk)

Rented

54 m², Prague 10, Strašnice, K Červenému dvoru















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Total area	72 m²
Floor area*	54 m²
Terrace	18 m²
Garden	54 m²
Parking	Garage parking.
Garage	Yes
Cellar	Yes
PENB	В
Reference number	36423
Available from	Immediately
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\* 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.

Benefiting from a terrace and a garden, this is a brand new 1-bedroom apartment on the ground floor of the newly built Červený dvůr residential complex. Located in a quiet and green residential neighborhood on the Vinohrady - Strašnice divide, with full amenities within easy reach and quick access to the city center - close to Strašnická and Želivského metro stations. Moments from a bus stop, near the Malešice Park and Forest, and the Hector sports grounds. The residence is situated well above the street level.

The apartment offers a living room with a fully fitted open plan kitchen, a bedroom with a **walk-in closet**, a bathroom including a bathtub and a toilet, a utility room, and an entrance hall. The **terrace** and **garden** are accessible from both the living room and the bedroom.

Green views, heat recovery ventilation system, hardwood floors, large format tiling, security entry door, oversized triple glazed windows, automatic external blinds, central heating - heat pump, Bosch kitchen appliances, dishwasher, microwave oven, alarm, cellar, chip entry. A garage parking space is included. Monthly deposit for service charges, water and heating: CZK 2500 for one person. Electricity is billed separately.