



## Apartment One-bedroom (2+1)

Sold

60 m<sup>2</sup>, Bratislava IV, Karlova Ves, Karloveské rameno





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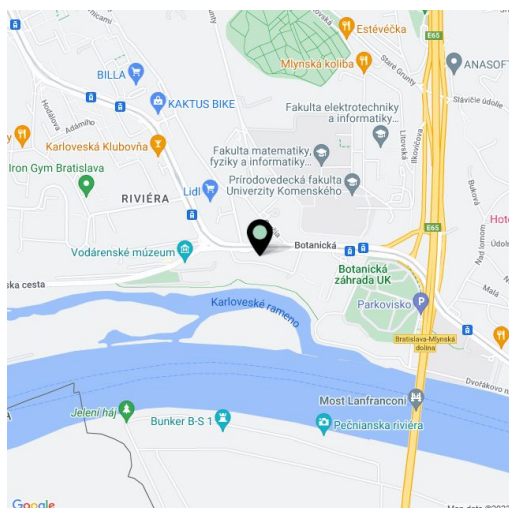
Total area	65 m <sup>2</sup>
Floor area*	60 m <sup>2</sup>
Loggia	5 m <sup>2</sup>
Parking	garage space EUR 25,000
Garage	Yes
Cellar	Yes
PENB	G
Reference number	37815

In a new building on the border of Old Town and Karlova Ves on the banks of the Danube River, we offer this spacious one-bedroom apartment with a loggia and views of untouched nature.

The layout of the apartment consists of an entrance hall with a built-in wardrobe, a bathroom with a bathtub and a toilet, a bedroom with access to the loggia, and a spacious living room with a kitchen and a dining area. The living room also has access to a loggia with **unique views of the greenery** and the Karlova Ves branch of the Danube. The apartment comes with a parking space in the garage of the building and a cellar.

The standard of the apartment includes **wooden floors, aluminum windows**, external electric aluminum blinds, granite window sills, fire safety doors, a video intercom, a fully equipped kitchen, and a Bosch dishwasher.

The location is known for its peace and quiet due to the proximity of a forest park, for its sports opportunities, as well as complete civic amenities within walking distance. You can reach the city center by public transport or by car in only a few minutes.



\* 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.