



## Apartment Two-bedroom (3+kk)

Rented

102 m<sup>2</sup>, Prague 5, Malá Strana, Plaská





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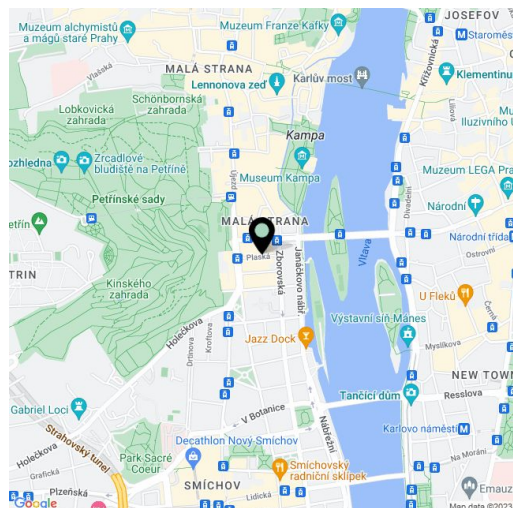
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Total area	107 m <sup>2</sup>
Floor area*	102 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	38297
Available from	Immediately

This is a furnished renovated 2-bedroom 2-bathroom apartment with a balcony on the fourth floor of a well kept renovated residential building with a lift. Located in a quiet street just steps from the Kampa Island, Kinsky Garden and the Vltava riverbank, across the bridge from the National Theatre and the city center. Area with full amenities and services, a few tram stops from Nový Smíchov shopping and entertainment center and the Anděl metro station.

The interior features a bright living room with a dining area and a fully fitted open plan kitchen, plus 2 bedrooms facing the courtyard - one with a balcony. There is a walk-in closet, 2 bathrooms (bathtub, toilet / walk-in shower, toilet), a boiler / storage room, and an entrance hall.

Hardwood parquet floors, tiles, gas heating, washing machine, dishwasher. Monthly deposit for service charges and water: CZK 1000/person. Gas and electricity are 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.