



## Apartment Three-bedroom (4+kk)

Rented

109 m<sup>2</sup>, Prague 8, Karlín, Křižíkova





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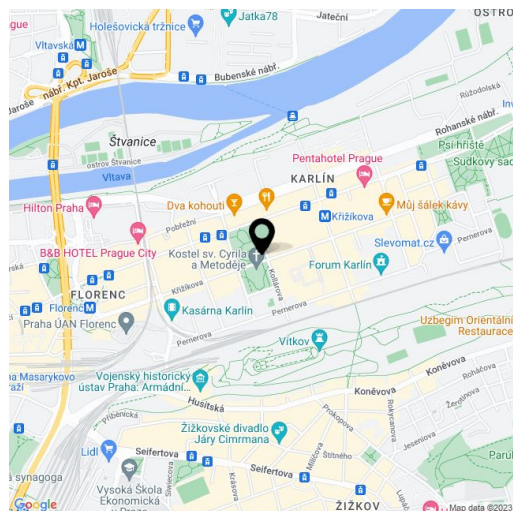
109 m<sup>2</sup>, Prague 8, Karlín, Křižíkova

|                  |  |
|------------------|--|
| Total area       | 125 m <sup>2</sup>   |
| Floor area*      | 109 m <sup>2</sup>   |
| Terrace          | 16 m <sup>2</sup>  |
| Parking          | Garage parking.  |
| Garage           | Yes  |
| Cellar           | Yes  |
| Service price    | Monthly deposit for common building charges, water, heating, and electricity CZK 11,500. |
| PENB             | B  |
| Reference number | 38309  |
| Available from   | Immediately  |

This modern, fully air-conditioned apartment for rent with 2 bathrooms and 2 terraces is on the fourth floor of the Karolina Plaza project—a modern building with underground garage parking in the highly sought-after district of Karlín, Prague 8, with full amenities and services in the immediate neighborhood including trendy restaurants, cafes and bistros, plus multiple business centers. A location with very quick access to the city center, one minute from the Křižíkova metro station and tram stop.

The interior features a living room with a fully fitted open plan kitchen, a pantry, and access to the **terrace**, a master bedroom with an en-suite bathroom (bathtub, bidet, toilet) and a second **terrace**, two further bedrooms, a family bathroom (walk-in shower), a separate toilet, and an entrance hall.

**Air-conditioning**, laminate floors, tiles, built-in wardrobes, exterior and interior blinds, remote controlled color changing lights, central heating, dishwasher, induction cooktop, microwave oven, **cellar**. A **garage parking** space is included.



\* 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.