



Apartment One-bedroom (2+kk)

Rented

51.5 m², Praha 5, Košíře, Na Pomezí





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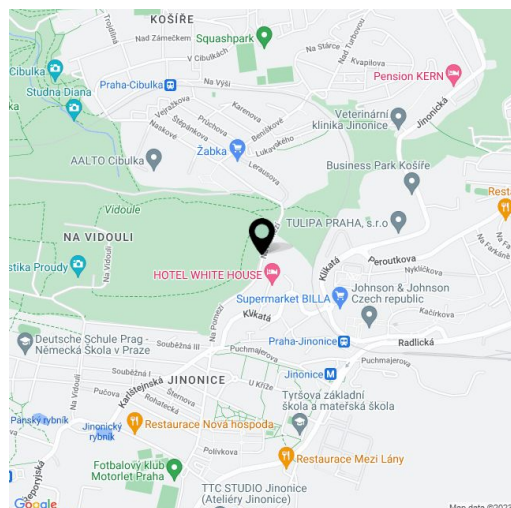
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Total area	61 m ²
Floor area*	52 m ²
Terrace	9 m ²
Garden	6 m ²
Parking	Garage parking.
Garage	Yes
Cellar	Yes
PENB	B
Reference number	38989
Available from	Immediately

Modern apartment in the brand new, highly praised [SAKURA](#) project. Boasting wonderful views of the city center and the surrounding greenery, this high standard, furnished 1-bedroom apartment with a 15 m² terrace is on the first floor of a residential project with a 24/7 reception and security, a unique shared garden and lush greenery. Set in a quiet residential neighborhood on the edge of the Cibulka forest park, close to Vidoule natural preserve. Conveniently located for the Jinonice metro station, Nový Smíchov / Anděl commercial center and the German School, with full amenities in close vicinity.

The interior features a living room with a dining area and a fully fitted open plan kitchen, a bedroom with built-in wardrobes and an en-suite bathroom (bathtub, toilet), an additional separate toilet, a storage room, and an entrance hall with built-in wardrobes. The **terrace** is accessible from both the bedroom and the living room.

Hardwood floors, tiles, underfloor heating throughout, French windows, central heating, dishwasher, 3.5 m² **cellar**, lift. An underground **garage parking** space is included. Monthly deposit for service charges, heating and water: CZK 3,000. Electricity is billed separately (transfer to the tenant).



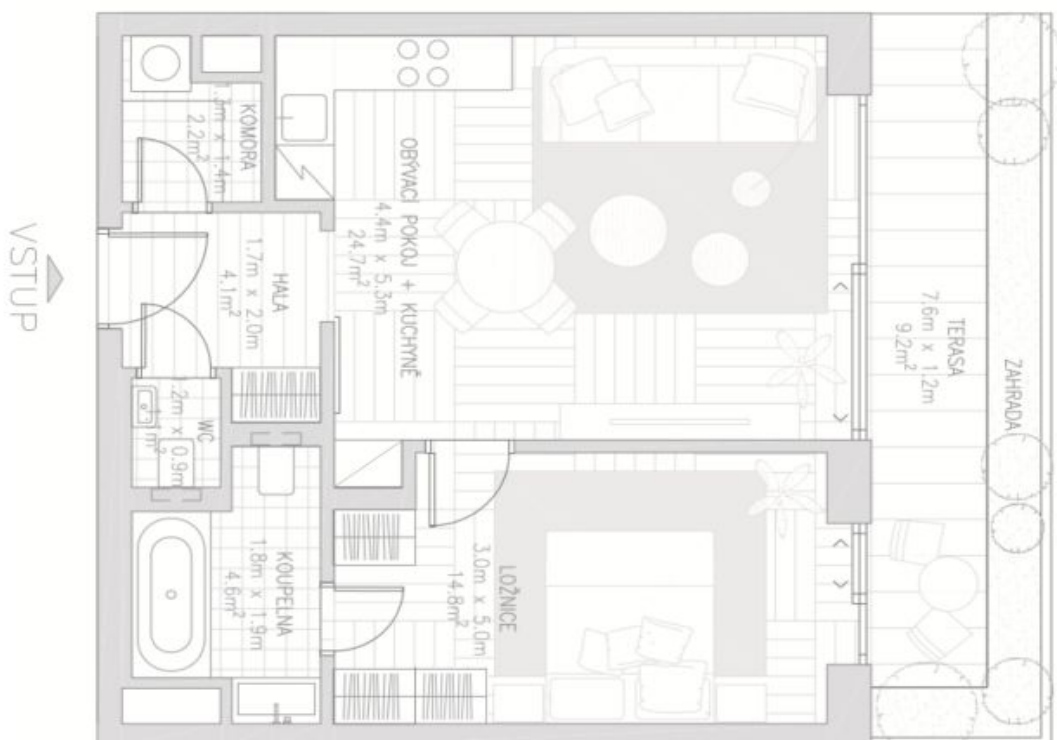
* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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LEGENDA MÍSTNOSTÍ

OBÝVACÍ POKOJ + KUCHYŇĚ.....	24,7 m ²
KOUPELNA.....	4,6 m ²
HALA.....	4,1 m ²
KOMORA.....	2,2 m ²
WC.....	1,1 m ²
LOŽNICE.....	14,8 m ²

ČISTÁ PODLAHOVÁ PLOCHA..... 51,5 m²

VENKOVNÍ PLOCHA

TERASA.....	9,2 m ²
ZAHRADA.....	5,8 m ²

CELKOVÁ PLOCHA K ZASTAVĚNÍ 56,0 m²