



## Apartment Two-bedroom (3+kk)

Rented

73.9 m², Prague 4, Libuš, Božejovická





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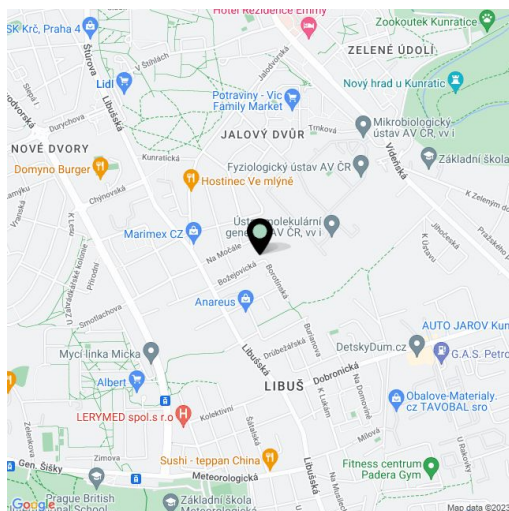
**Rented**73.9 m<sup>2</sup>, Prague 4, Libuš, Božejovická

Total area	79 m <sup>2</sup>
Floor area*	74 m <sup>2</sup>
Loggia	5 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	Yes
PENB	C
Reference number	39332
Available from	Immediately

This semi furnished 2-bedroom apartment with an enclosed balcony is situated on the first floor in a modern gated residential project with parking and a landscaped courtyard garden, in a quiet and green residential neighborhood in Libuš, Prague 4. Location with full amenities within easy reach, near the Kunratický Forest, convenient to the PBS international school (the Prague British School). A bus stop is 100 m from the building and the ride to Kačerov metro takes about ten minutes.

The interior features a living room with a fully fitted open plan kitchen and access to the **enclosed balcony**, a master bedroom with a built-in wardrobe, a second bedroom, a bathroom including a bathtub with a shower screen, a separate toilet with a bidet shower, a utility room, and an entrance hall with built-in wardrobes and storage.

Laminated floors, carpets in the bedrooms, tiles, security entry door, automatic external blinds, central heating, washing machine, dishwasher, microwave oven, **cellar**, security cameras. No lift. A **garage parking** space is included. Deposit for service charges, water and heating: CZK 3,200/month. Deposit for electricity is billed separately.



\* 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.