



Apartment Three-bedroom (4+kk)

Rented

132 m², Prague 5, Smíchov, Na Valentince





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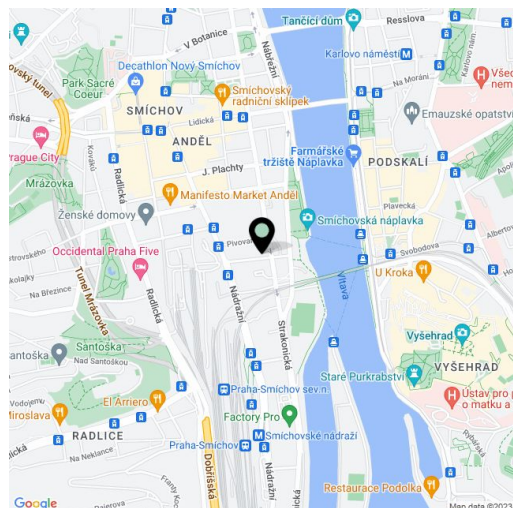
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Total area	188 m ²
Floor area*	132 m ²
Terrace	56 m ²
Parking	Parking space in the courtyard available for CZK 2,500/month.
Garage	Yes
Cellar	-
PENB	G
Reference number	39532
Available from	Immediately

Quiet and sunny, modern furnished 3-bedroom flat with a large terrace and the possibility of renting a garage space is located on the 4th floor of a historic apartment building with a lift. Close to the Anděl center in Smíchov and the newly arising district with a pedestrian zone, perfect accessibility by metro and tram, within easy reach of the French Lyceum, the Smíchov and Výtoň floodplains and several sports grounds.

In the entrance level there is a living room with a kitchen, 2 utility rooms, toilet with bidet and sink, and a hallway. The upper floor has 3 bedrooms, 2 bathrooms (both with bathtub, toilet, bidet and sink), a gallery and a **50-meter roof terrace with amazing views of Petrin Hill and Prague Castle**. The terrace is accessible from the master bedroom.

Parquet floors and tiles, oven, microwave oven, gas cooker, dishwasher, new washing machine. Possibility to rent a garage space in the yard for 2,500 CZK. Common building charges for 3 persons CZK 2,500 per month, electricity and gas are paid separately. Available from July 2021.



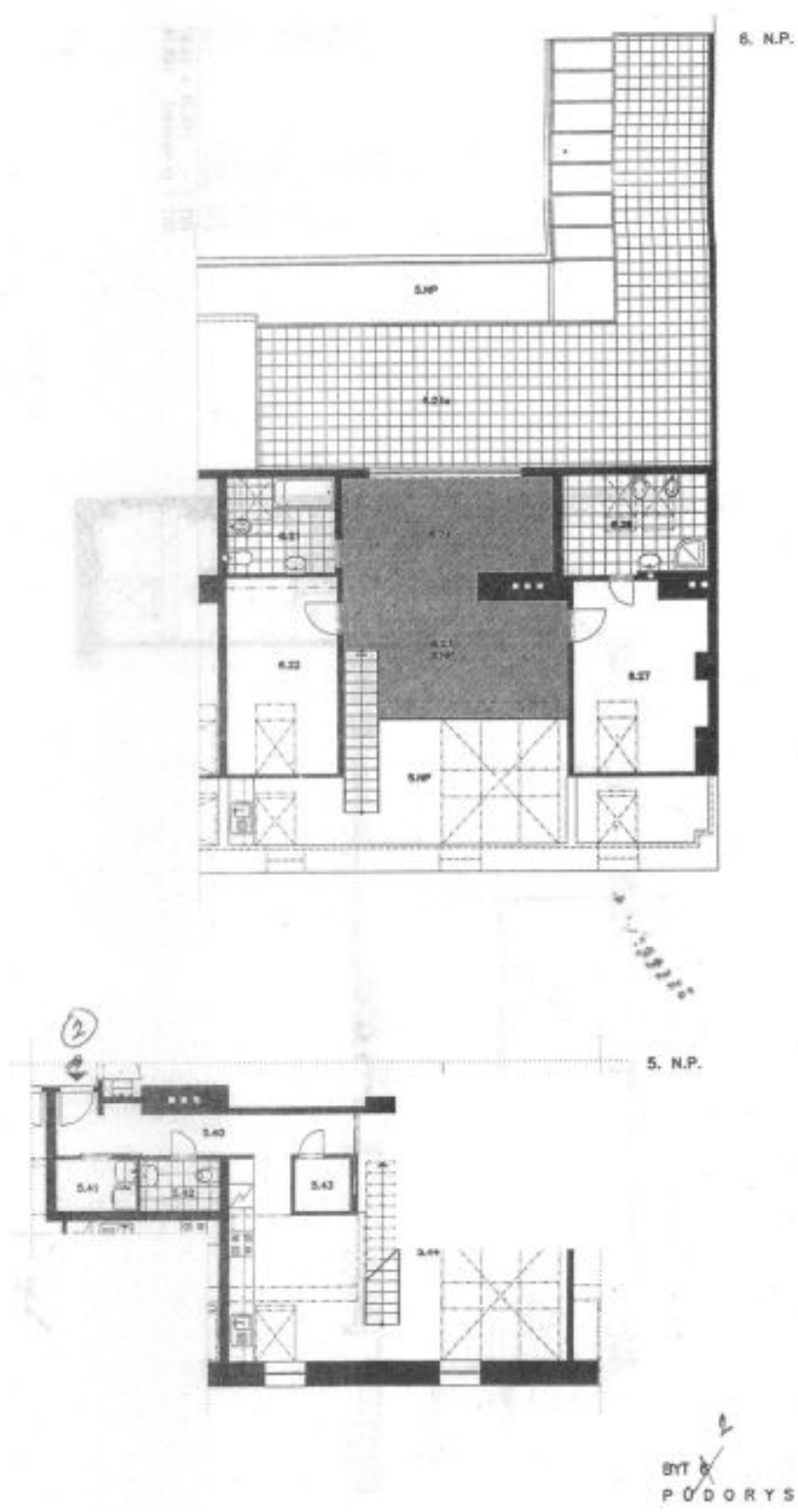
* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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LEGENDA MÍSTNOSTI

č.m.	název	m ²
5. N.P.		
5.40	plodník	8,06
5.41	šatna	2,43
5.42	koupelna	2,37
5.43	komora	1,75
5.44	ob. pokoj, kuchyň	45,06
		59,67
6. N.P.		
6.21	koupelna	8,26
6.22	ložnice	13,20
6.23	galérie	18,67
6.24	galérie	12,20
6.24a	terasa	56,23
6.25	neobsazeno	-
6.26	koupelna	8,73
6.27	ložnice	14,56
		71,82+56,23
BYT 6		131,49+56,23
BYT 6 (s terasou)		187,72

BYT 6
PŮDORYS 5 + 6. N. P. M 1 : 100