



## Apartment Three-bedroom (4+1)

Rented

130 m<sup>2</sup>, Prague 3, Žižkov, Příběnická





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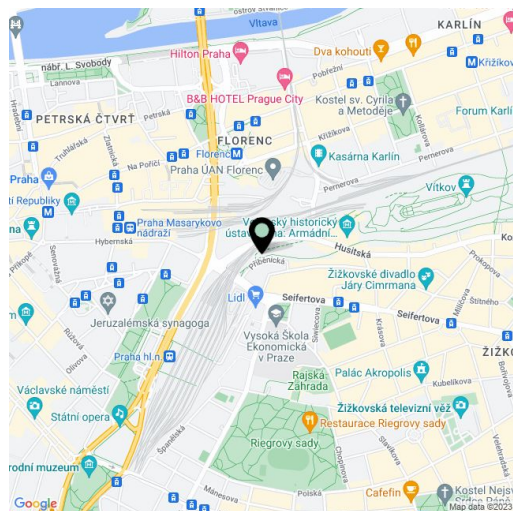
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Total area	150 m <sup>2</sup>
Floor area*	130 m <sup>2</sup>
Terrace	20 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	40393
Available from	Immediately

This is a fully furnished 3-bedroom 2-bathroom split-level attic apartment with a terrace, on the topmost fifth floor of a well kept residential building with a lift. Located on a quiet street on the border between Žižkov and Vinohrady, within walking distance of the city center, a few min. walk to bus and tram stops, and one short stop to the Hlavní nádraží metro station. Close to Vítkov Hill, the Riegrovy sady and Parukářka parks, near a bike path, and with easy access to a full spectrum of amenities.

The lower level offers a living room with an aquarium, a fully fitted kitchen with a dining area and a bio ethanol fireplace, and a bedroom with storage. There is a bathroom including a bathtub and a toilet with a bidet shower, an additional toilet, a storage room, and an entrance hall with a wardrobe. The upper floor features an open gallery with access to a south west facing terrace, two bedrooms, and a bathroom with a bathtub and a toilet with a bidet shower.

**Hardwood floors**, tiles, gas boiler, washer, dryer, induction cooktop, dishwasher, microwave, wine fridge, air-conditioning unit on the upper floor. Monthly deposit for service charges and water: CZK 500/person. Monthly deposit for gas and electricity: CZK 5,420.



\* 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.