



## Apartment One-bedroom (2+kk)

Rented

55 m<sup>2</sup>, Praha 8, Karlín, Křížkova





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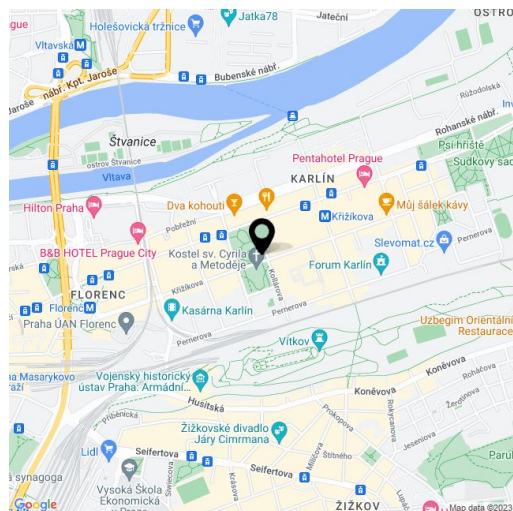
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Total area	63 m <sup>2</sup>
Floor area*	55 m <sup>2</sup>
Terrace	8 m <sup>2</sup>
Parking	Garage parking.
Cellar	Yes
Service price	Monthly deposit for services, water, and heating: CZK 4,500. Electricity is billed separately.
PENB	C
Reference number	40540
Available from	01.03.2025

Quality rental close to the center of Prague. This fully furnished apartment with a terrace and beautiful green views is on the second floor of a modern gated residence from 2009, with a shared courtyard garden with benches and a children's playground plus underground parking. Situated in a highly sought-after area of Karlín, a minutes' walk from the Křižíkova metro station (line B) and trams, and within easy reach of the city center and complete amenities. A fitness and wellness center with a swimming pool is a few blocks away, as well as Vítkov Park with a bike path.

The interior features a living room with a fully fitted open plan kitchen, a bedroom, a bathroom including a bathtub, a separate toilet, and an entrance hall. Offering pretty views, the **terrace** is accessible from both main rooms.

**Wooden floating floors**, tiles, central heating, washer, dishwasher, microwave oven, coffee maker, TV, **cellar**, chip entry, elevator. 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.