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Apartment Four-bedroom (5+kk)

Sold

224 m², Bratislava IV, Karlova Ves, Vincenta Hložníka











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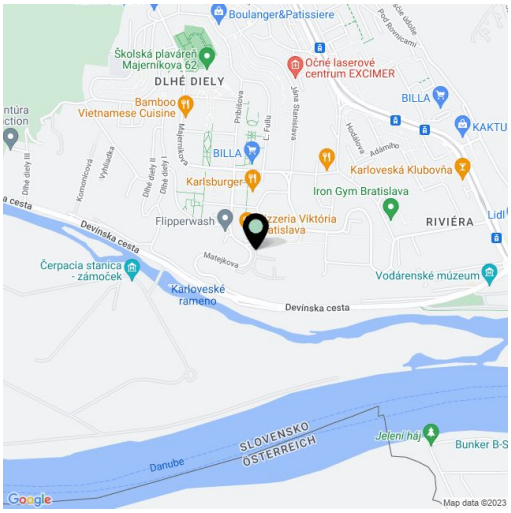
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Total area	265 m²
Floor area*	224 m²
Balcony	8 m²
Terrace	33 m²
Parking	2x parking space in garage (25.000 EUR/space)
Garage	Yes
Cellar	Yes
PENB	G
Reference number	40850



* 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.

This bright and airy 4-bedroom apartment with unique views of the rich surrounding greenery, Austria, and Bratislava Castle is situated on a quiet slope above Devínská Path in the Condominium Renaissance project.

The layout of the originally 5-bedroom apartment consists of an entrance hall with two built-in wardrobes, a living room with a fireplace and access to the **terrace**, a study with a balcony, a fully equipped kitchen with built-in Miele appliances including a coffee machine and a **Gaggenau wine fridge**, a dining area with a French balcony and a wall with an aquarium, two bedrooms, a third bedroom with a built-in wardrobe, a guest toilet with a sink, a bathroom with a walk-in shower, a storage/laundry room, a separate walk-in closet, a **master bedroom with access to the balcony** and an en-suite bathroom with a solitary bath, walk-in shower, toilet, and bidet. The bedrooms face east, and the living room with a study south. The apartment comes with a 12 sq. m. **cellar storage unit** and **two parking spaces** in the building's garage.

The standard of the apartment includes **wooden floors**, **large-format aluminium windows**, **underfloor heating** in the bathrooms, Joop! sanitary ware, granite sills, **exterior** aluminium motorized **blinds**, ceiling **air-conditioning** in each room, a **stone worktop** in the kitchen, a fire safety door, an electrically operated awning on the terrace, **CCTV**, alarm system, and a built-in screen with a projector in the living room.

The premium Condominium Renaissance project is located in a sought-after neighborhood at the edge of Karlova Ves, close to a river branch and opposite the Sihot' protected natural area. A rich spectrum of amenities are within walking distance of the complex. The center of Old Town is only 8 minutes away by car.

Interior 212 m² + 41 m² terrace and balcony + 12 m² cellar

Two parking spaces in the building's garage can be purchased for EUR 25,000/space.

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