



## Apartment Three-bedroom (4+kk)

Rented

102 m<sup>2</sup>, Prague 5, Smíchov, Na Hřebenkách





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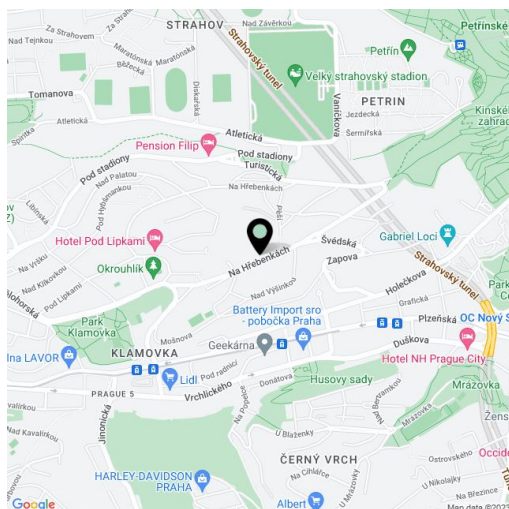
**Rented**102 m<sup>2</sup>, Prague 5, Smíchov, Na Hřebenkách

Total area	112 m <sup>2</sup>
Floor area*	102 m <sup>2</sup>
Terrace	10 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	-
PENB	C
Reference number	40879
Available from	Immediately

This partly furnished 3-bedroom 2-bathroom apartment with a 10 m<sup>2</sup> terrace and green views, on the third floor in a modern building with a lift and underground parking. Located in a quiet prestigious Prague 5 neighborhood surrounded by greenery, in close vicinity of the Klamovka and Klamovka parks and the Strahov sports facilities. Good connections to the city center - within easy reach of the Nový Smíchov commercial center and Anděl metro station. Conveniently located for the French School.

The interior features a spacious living room with a fully fitted open plan kitchen and two French windows leading to the **terrace** offering green views, a master bedroom with a built-in wardrobe and an en-suite shower room, a separate toilet, a utility room, and an entrance hall with built-in wardrobes. There is a separate part of the apartment consisting of two bedrooms / studies (one with built-in wardrobes), and a family bathroom (corner bathtub, toilet).

**Hardwood floors**, tiles, wooden interior doors, blinds, awning, gas boiler, washing machine, dishwasher, microwave oven, TV. An underground **garage parking** space is available at CZK 2,500/month. Monthly deposit for service charges and water bills: CZK 2,500. Gas and electricity are 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.