



Apartment One-bedroom (2+kk)

Rented

58 m², Prague 4, Modřany, Na Komořsku





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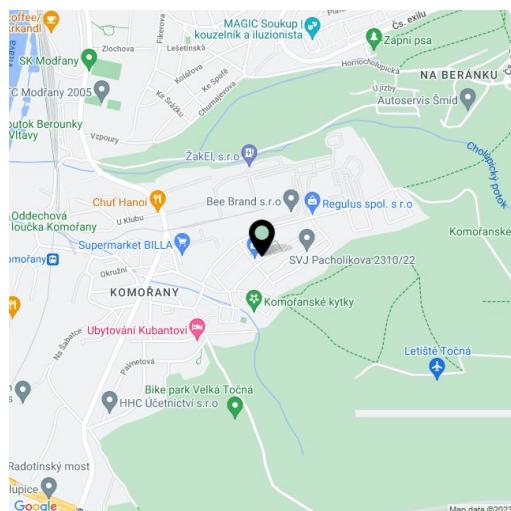
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Total area	66 m ²
Floor area*	58 m ²
Terrace	8 m ²
Garden	63 m ²
Parking	Garage parking.
Garage	Yes
Cellar	-
Service price	Monthly deposit for common building charges, water, and heating CZK 4,000. Electricity is billed separately.
PENB	G
Reference number	41521
Available from	Immediately

Near the Modřany Gully nature reserve, this fully furnished apartment with a terrace and a garden is on the ground floor of a newly built residential project in a quiet and green residential neighborhood right next to the local forest park, near the Vltava riverbank. Located within easy reach of Prague 4's international schools, rich amenities, and numerous sports facilities incl. leisure and sports centers, a community space, a golf club, and a popular bike trail along the Vltava River.

The interior features a living room with a fully fitted open plan kitchen and access to the **terrace** and **garden**, a bedroom separated by a sliding door, a bathroom with a bathtub and a toilet, and an entrance hall with built-in wardrobes.

Vinyl floor, tiles, built-in wardrobes in the bedroom, central heating, interior blinds, washing machine, dishwasher, kitchenware, and a safe **storage room** on the terrace. A **garage parking** space is included. Available from July 2023.



* 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.