



## Apartment One-bedroom (2+kk)

Rented

85 m<sup>2</sup>, Prague 4, Záběhlice, Jihozápadní IV





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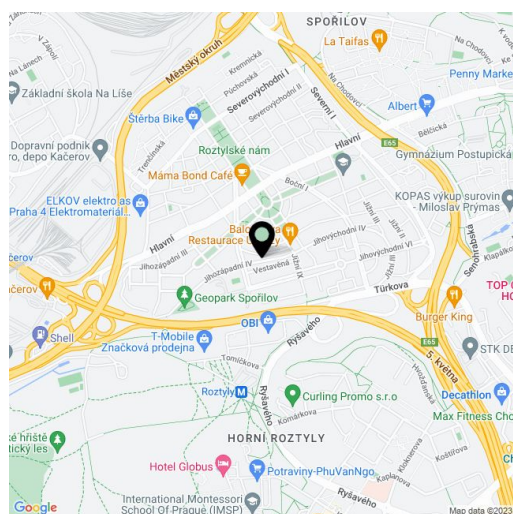
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Total area	97 m <sup>2</sup>
Floor area*	85 m <sup>2</sup>
Terrace	12 m <sup>2</sup>
Parking	Garage.
Garage	Yes
Cellar	Yes
Service price	Monthly deposit for services, water, and heating CZK 6,000. Electricity - transferred to the tenant.
PENB	G
Reference number	44022
Available from	Immediately

This sunny apartment with a terrace is on the 4th floor of a modern residential building with an elevator and parking in Záběhlice, Prague 4, a ten-minute walk from the Roztyly metro station, near a bus stop with connections to the Kačerov and Skalka metro stations. A location within easy reach of good amenities and services, with several playgrounds in the area, and a farmers' market held on a nearby square. The nearby Kunratický forest with an eight-kilometer hiking/jogging trail provides much-needed fresh air and greenery.

The bright interior features a living room with a fully fitted open plan kitchen, a dining area, and a **terrace** with far-reaching green views, a bedroom with a French window, a bathroom including a large walk-in shower and a toilet, and an entrance hall with built-in wardrobes.

**Air-conditioning**, vinyl floors, tiles, central heating, dishwasher, induction cooktop, microwave oven, **cellar**. A **garage** is included.



\* Size of the unit according to the Housing Act.

The area consists of the sum total of the internal area of every room.