



## Apartment Three-bedroom (4+kk)

Rented

129 m<sup>2</sup>, Prague 4, Braník, U Nás





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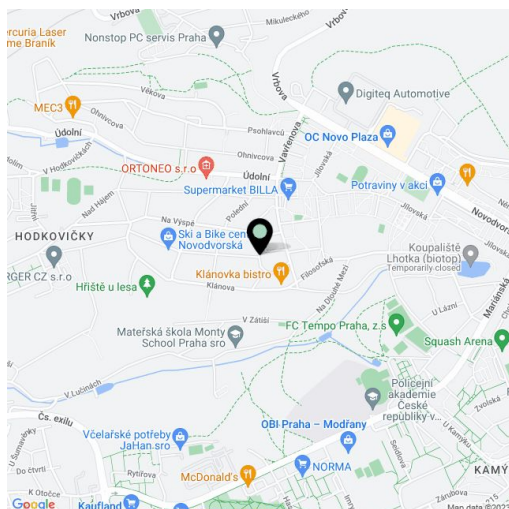
**Rented**129 m<sup>2</sup>, Prague 4, Braník, U Nás

Total area	147 m <sup>2</sup>
Floor area*	129 m <sup>2</sup>
Balcony	18 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	-
PENB	G
Reference number	9759
Available from	Immediately

**Bright 3-bedroom 2-bathroom split-level flat with three balconies and access to the garden, situated on the second and third floor of a modern semidetached house with no lift. Located in a quiet residential area of Braník, in close vicinity of the local forest, near a bus stop (12 minutes by bus to Kačerov metro station, line C) and a short drive to the Prague British School.**

Ground floor: entry hall, utility room, garage access. Second floor: living room with a fully fitted open kitchen and balcony, two bedrooms facing the garden - one with a balcony, full bathroom, bathroom with tub and toilet. Third floor: open bedroom / office with access to a covered balcony.

Wood and tile floors, French windows, blinds, awning, gas boiler, dishwasher, alarm, PC network, satellite TV connection. One garage parking space included, easy parking on the street. Common building charges and deposit for utilities CZK 7000 per month. Available from September 15th, 2020 at the latest.



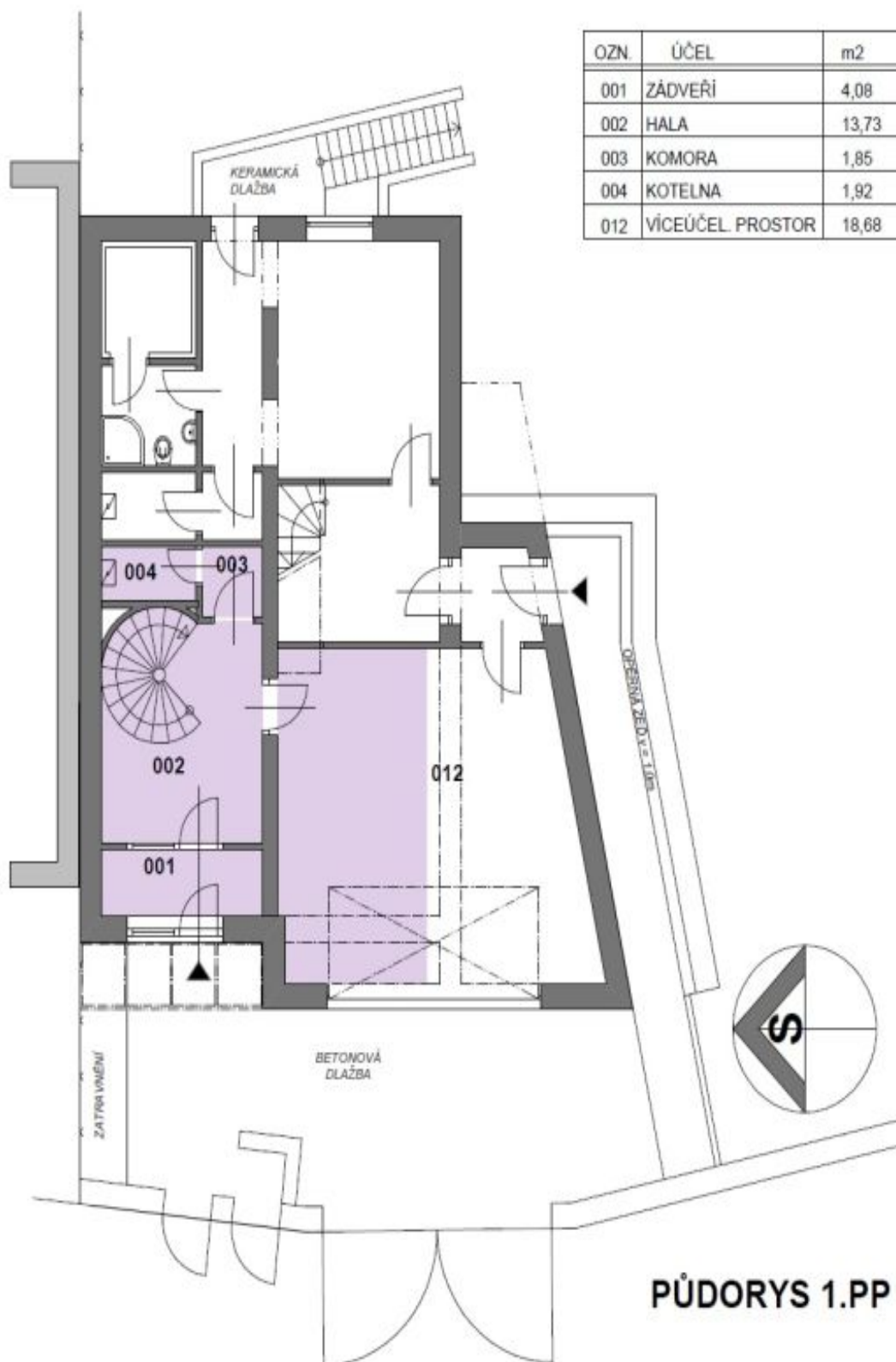
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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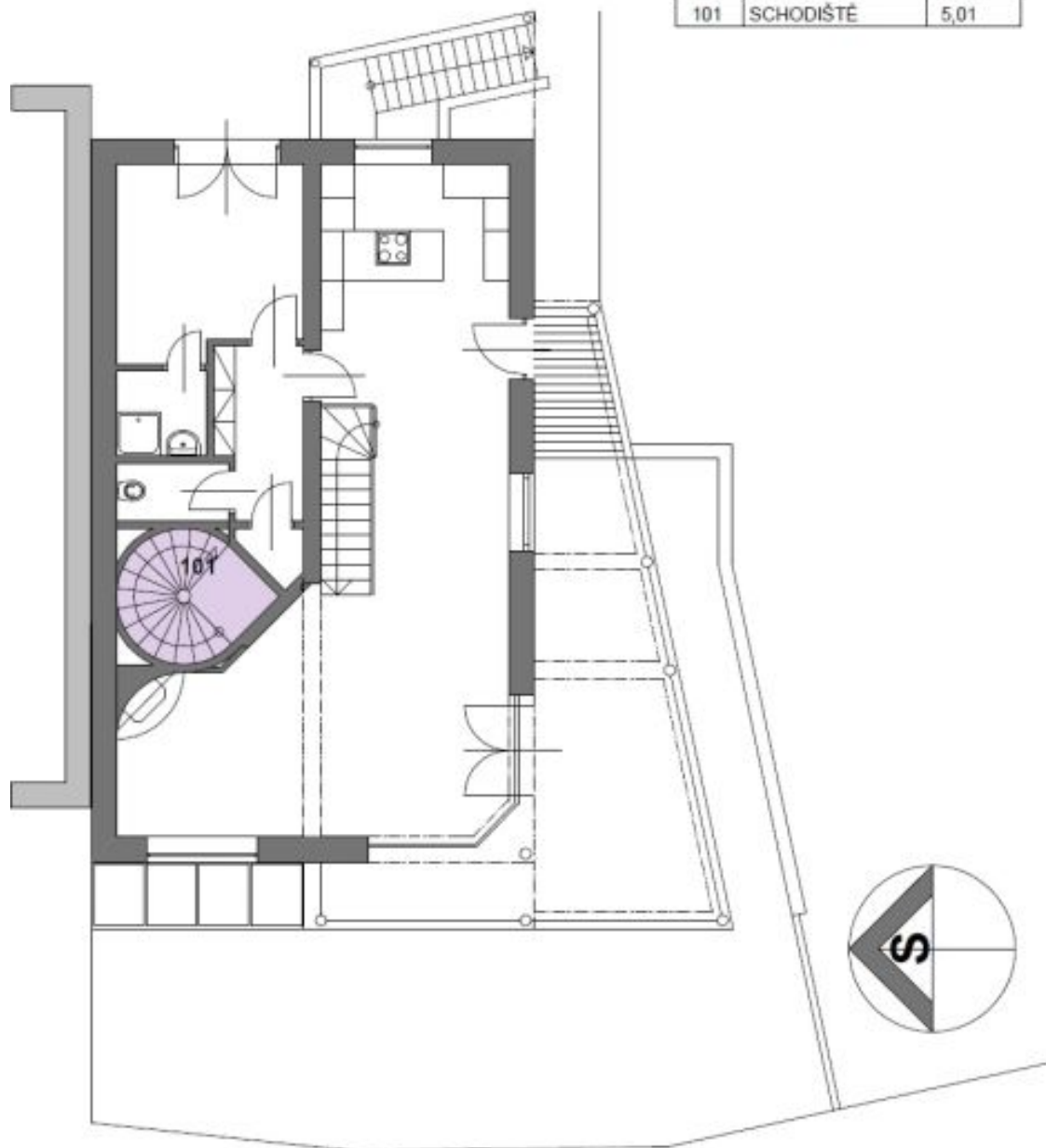
129 m<sup>2</sup>, Prague 4, Braník, U Nás

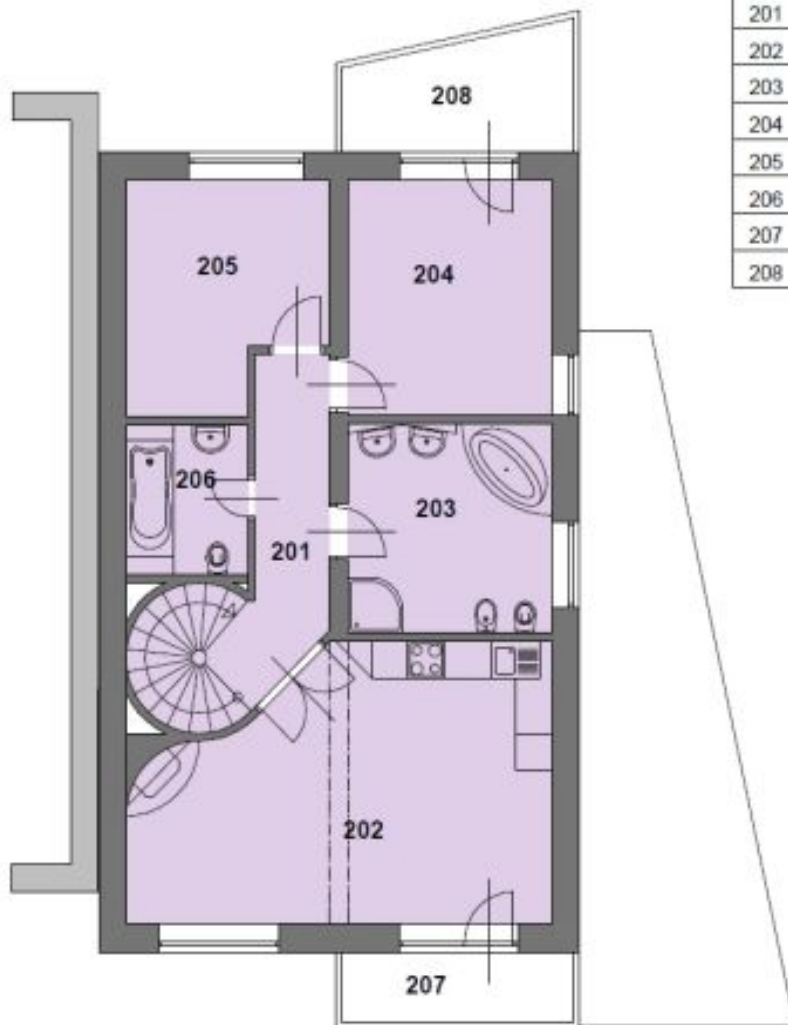
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OZN.	ÚČEL	m <sup>2</sup>
101	SCHODIŠTĚ	5,01

**PŮDORYS 1.NP**

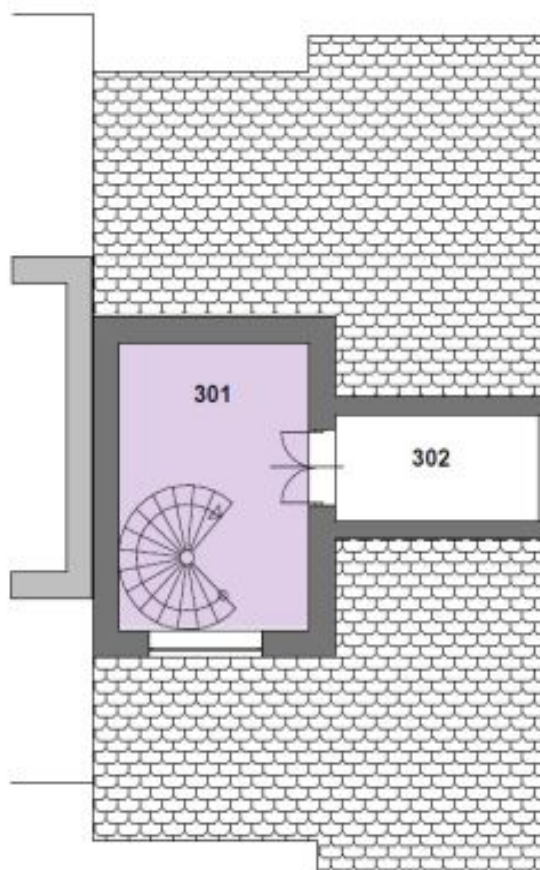
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OZN.	ÚČEL	m2
201	CHODBA	7,25
202	OBYTNÝ PROSTOR	28,53
203	KOUPELNA	11,48
204	LOŽNICE	13,01
205	LOŽNICE	11,51
206	KOUPELNA	4,86
207	TERASA	4,81
208	TERASA	6,83

**PŮDORYS 2.NP**

**Apartment Three-bedroom (4+kk)**129 m<sup>2</sup>, Prague 4, Braník, U Nás**Rented****BYT č. 4**

OZN.	ÚČEL	m <sup>2</sup>
301	PRACOVNA	16,30
302	TERASA	6,48

**PŮDORYS 3.NP**