

## Apartment Three-bedroom (4+kk)

Rented

150 m<sup>2</sup>, Prague 6, Břevnov, Fastrova



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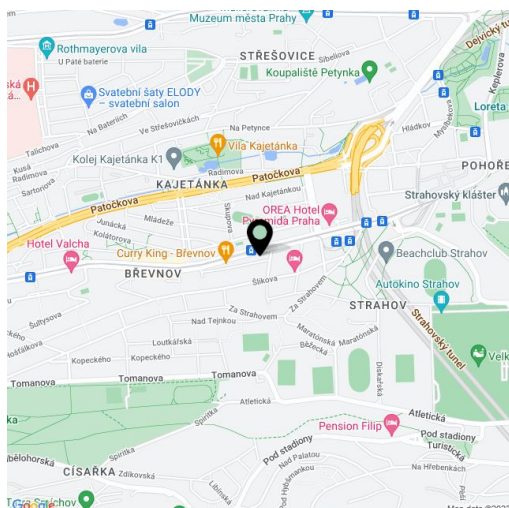
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Total area	150 m <sup>2</sup>
Garden	118 m <sup>2</sup>
Parking	One garage space included.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	21819
Available from	Immediately

Boasting a back garden and a large terrace, this brand new partly furnished 3-bedroom 2-bathroom flat is situated on the first floor of a new building with lift and parking. Situated on a quiet street in Břevnov, Prague 6, within easy reach of the Prague Castle and Ladronka Park, with quick connection to metro, the city center, and the airport. Area with complete public amenities including schools, shops, sports facilities and restaurants, convenient to international schools.

The interior features a generous living room with a fully fitted open kitchen and dining area, master bedroom with an en-suite bathroom (walk-in shower, toilet), two more bedrooms, bathroom with tub, a separate toilet, a fitted walk-in closet, utility room, and entry hall. The terrace and garden are accessible from the living room and master bedroom.

Large format windows, wooden floors, security entry door, built-in storage, outdoor automatic blinds, gas boiler, washer, dishwasher, microwave oven, video entry phone, alarm, cellar, barrier free access. One garage parking space included. Common building charges and water CZK 5000/month. Gas and electricity will be transferred to the tenant. Flat: 101 m<sup>2</sup>. Terrace: 49 m<sup>2</sup>. Garden: 118 m<sup>2</sup>.



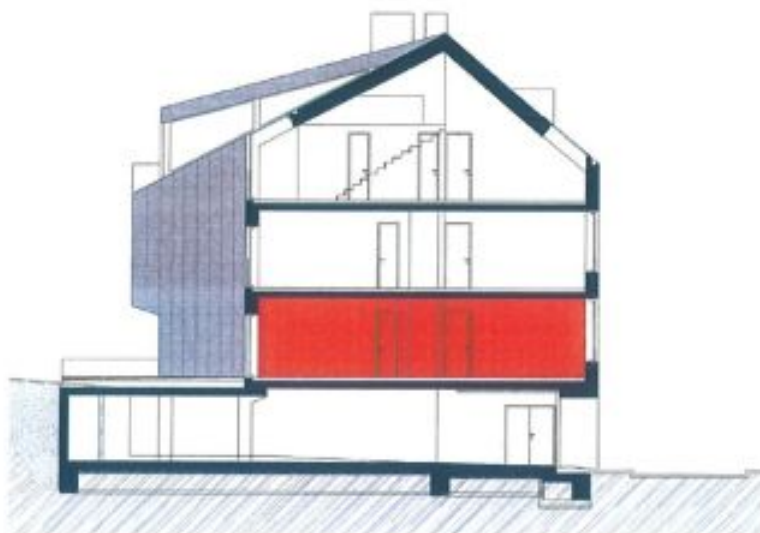
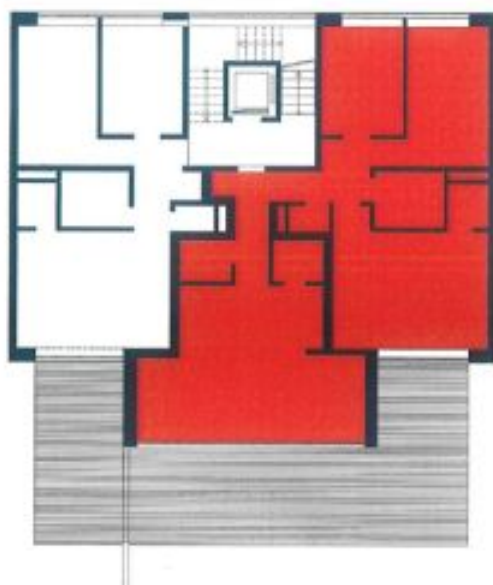
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.

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Číslo místnosti Kód místnosti	Název místnosti Popis místnosti	Plocha [m <sup>2</sup> ] Plocha	
01	hala	/Hala 10,69	
02	šatna	/Koridór 2,44	
03	komora	/Köchen 3,17	
04	obytný prostor s kuchyní	/Wohnzimmerküche 31,99	
05	wc	/WC 1,13	
06	pokoj	/Zimmer 9,89	
07	pokoj	/Zimmer 14,29	
08	koupelna	/Bad 4,03	
09	koupelna	/Bad 2,69	
10	ložnice	/Schlafzimmer 21,02	
<b>OBYTNÁ PLOCHA</b>			<b>101,34</b>
11	terasa	/Terrasse 48,80	
12	zahradka	/Garten 117,70	
S02	sklep	/Keller 2,38	
P01	parkovací místo	/Parkplatz 12,50	
P02	parkovací místo	/Parkplatz 12,50	



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