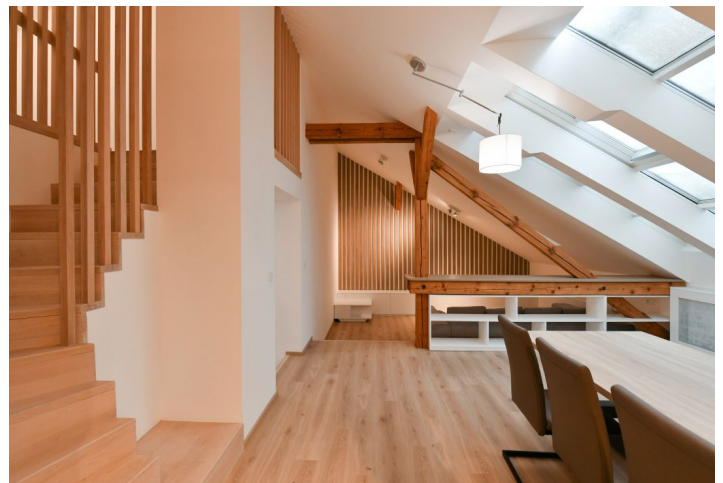


## Apartment Two-bedroom (3+kk)

Rented

109 m<sup>2</sup>, Prague 2, Nové Město, Ke Karlovu



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Rented

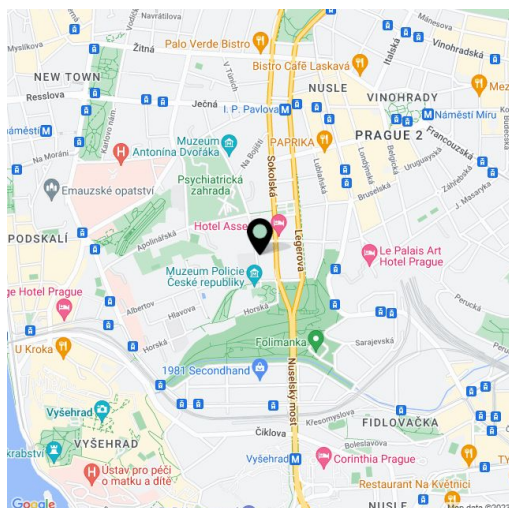
109 m<sup>2</sup>, Prague 2, Nové Město, Ke Karlovu

Total area	109 m <sup>2</sup>
Parking	-
Cellar	-
Service price	Deposit for building charges and water: CZK 1,800/month for two people. Deposit for electricity: approx. CZK 4,000/month.
PENB	G
Reference number	38625
Available from	Immediately

This modern, furnished air-conditioned 2-bedroom split-level attic apartment is on the fifth floor of a well-maintained traditional building with an elevator. Situated in an attractive Prague 2 neighbourhood in the immediate vicinity of the Kateřinská Garden, near Folimanka Park and the Botanical Garden. A location with full amenities within easy reach and very quick access to the city center, just moments from the I.P. Pavlova tram stop and metro station.

The lower level features a living room with a fully fitted open plan kitchen and dining area, a bedroom with a **walk-in closet**, a bathroom with a bathtub and a toilet, a storage room, and an entrance hall with built-in storage. The upper floor includes a second bedroom with a **walk-in closet**.

**Air-conditioning**, laminate floors, tiles, security entry door, built-in storage, electric boiler, washer, dryer, dishwasher, induction cooktop, microwave oven.



\* 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.