



## Apartment Two-bedroom (3+kk)

Rented

80 m<sup>2</sup>, Prague 3, Žižkov, Českobratrská

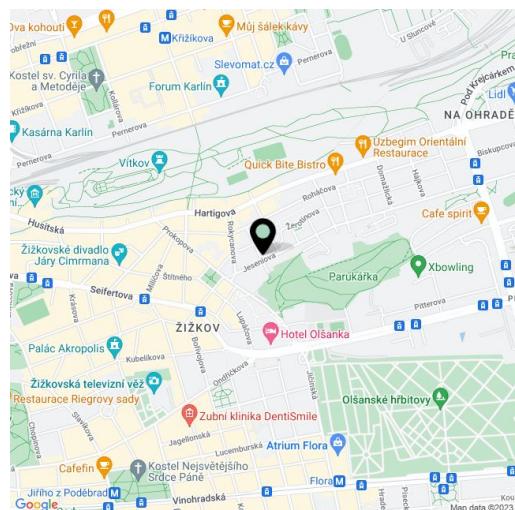




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Total area	86 m <sup>2</sup>
Floor area*	80 m <sup>2</sup>
Balcony	6 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	-
Service price	Monthly deposit for services, water, and heating: CZK 7,000. Electricity is billed separately.
PENB	C
Reference number	103393
Available from	Immediately



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

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

**This semi-furnished apartment with a balcony is situated on the 4th floor of a contemporary building with an elevator, part of a residential project located in a quiet and green part of Žižkov with the Parukářka and Vrch Vítkov parks nearby, and quick access to the city center, tram, and bus stops, two short stops from the Atrium Flora shopping mall and metro station. Full amenities are available in close vicinity incl. an indoor swimming pool and the fitness center in the Olšanka Hotel.**

The interior features a living room with a fully fitted open plan kitchen and access to the **balcony** facing southwest onto the courtyard with a playground and mature trees, 2 bedrooms, a bathroom with a bathtub, a separate toilet, and an entrance hall with a built-in wardrobe.

**Hardwood floors**, tiles, custom made built-in storage, awning on the balcony, central gas heating, new appliances, washer/dryer, dishwasher, induction cooktop.