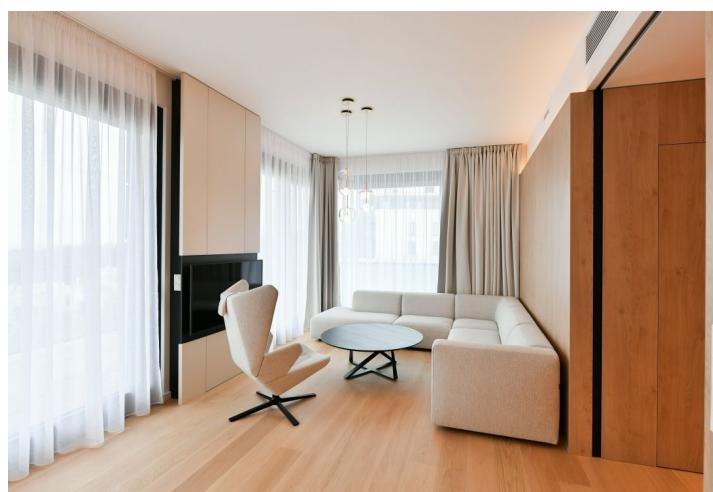
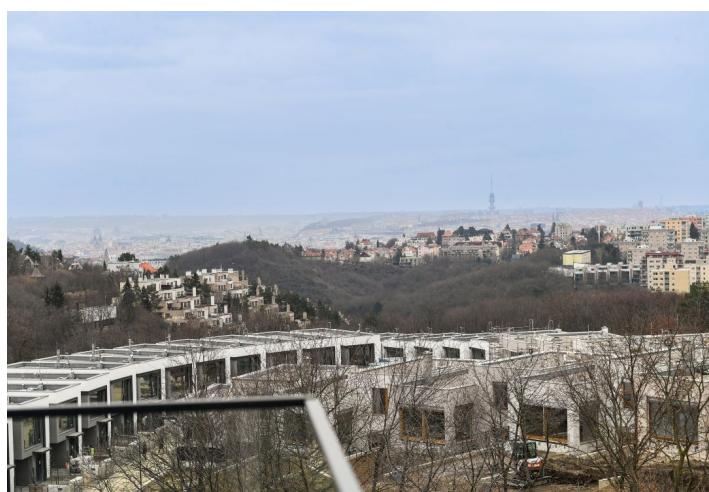




## Apartment Two-bedroom (3+kk)

Rented

105.5 m<sup>2</sup>, Prague 5, Košíře, Lerausova



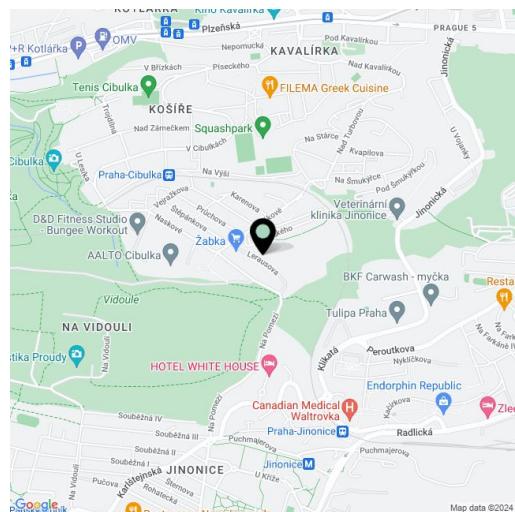


## Apartment Two-bedroom (3+kk)

Rented

105.5 m<sup>2</sup>, Prague 5, Košíře, Lerausova

Total area	154 m <sup>2</sup>
Floor area*	106 m <sup>2</sup>
Terrace	48 m <sup>2</sup>
Parking	Garage parking
Garage	Yes
Cellar	Yes
Service price	Monthly deposit for services, water, and heating approx. CZK 6,000. Electricity is billed separately.
PENB	B
Reference number	104348
Available from	Immediately



\* 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.

**Benefiting from a large wraparound terrace and beautiful views of Prague, this completely furnished, designed by an architect apartment is situated on the 3rd topmost floor of a newly constructed building with an elevator, part of the Pomezí Top Residence. Located in a quiet residential neighborhood at the edge of the Cibulka forest park, close to the Vidoule nature preserve. Conveniently located for the Jinonice metro station, the Nový Smíchov/Anděl commercial center, and the German School, with full amenities in close vicinity. Within walking distance of the Prokopské Valley.**

The high standard apartment features a living room with a fully fitted open plan kitchen and dining area, 2 bedrooms with built-in wardrobes, a bathroom with a bathtub, walk-in shower, and toilet, a utility room, a fitted walk-in closet, a guest toilet, and an entrance hall with built-in wardrobes. The **terrace** is accessible from all main rooms and from the bathroom.

**Air-conditioning, oak floors, tiles, security entry door, custom-made furniture, automatic exterior blinds, central underfloor heating, Bosch kitchen appliances, dishwasher, induction stove top, two cellars. Two garage parking spaces are included.**