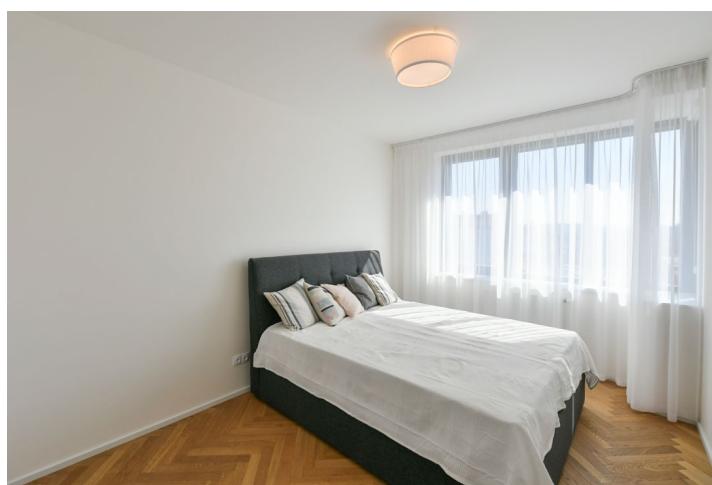




## Apartment Two-bedroom (3+kk)

Rented

92 m<sup>2</sup>, Prague 5, Smíchov, Šiklové

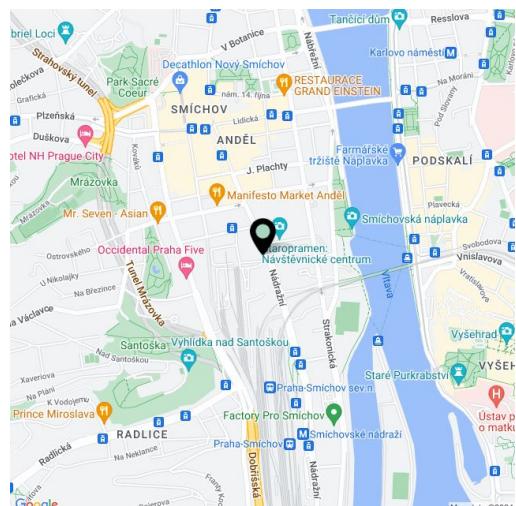




## Apartment Two-bedroom (3+kk)

**Rented**92 m<sup>2</sup>, Prague 5, Smíchov, Šiklové

Total area	103 m <sup>2</sup>
Floor area*	92 m <sup>2</sup>
Balcony	11 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	Yes
Service price	Monthly deposit for services, water, and heating: CZK 7,000. Electricity is billed separately.
PENB	B
Reference number	104458
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.

**This brand new unfurnished apartment with a loggia and a small balcony is situated on the 4th floor of the Smíchov City residential building with an elevator and parking. Located close to the Anděl commercial center in Smíchov, in a newly arising district with a pedestrian zone, with great accessibility by metro and tram, within easy reach of the French School, the Smíchov and Výtoň embankments, and several sports grounds. Within easy reach of rich amenities and services, the Anděl metro station and the Na Knížecí bus terminal.**

The interior features a living room with a fully fitted open plan kitchen and an **enclosed balcony** facing the courtyard, a bedroom with a **balcony**, a bedroom with a built-in wardrobe, a shower room, a separate toilet, a laundry room, a storage room/**walk-in closet**, and an entrance hall with built-in wardrobes.

**Heat recovery ventilation, hardwood floors, tiles, central heating, washer, dryer, dishwasher, induction cooktop, video entry phone, cellar. A garage parking space (with a charger for electric cars) is included.**