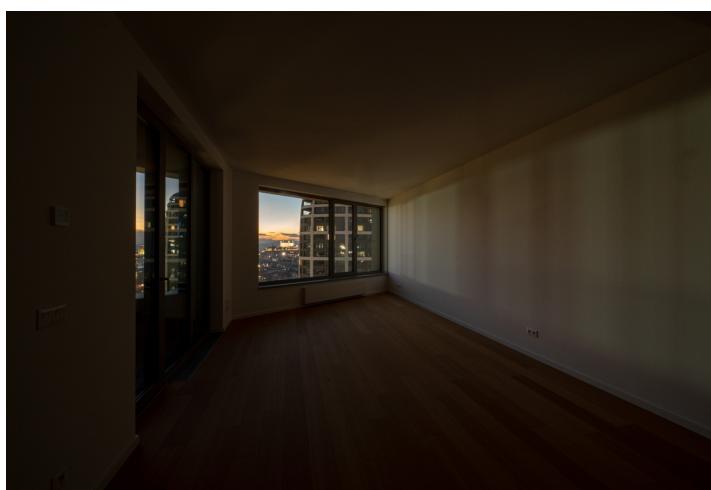




Apartment Two-bedroom (3+kk)

Ask for price

112.6 m², Bratislava I, Staré Mesto





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Total area	120 m ²
Floor area*	113 m ²
Loggia	7 m ²
Parking	Yes
Cellar	-
PENB	A
Reference number	111334

* 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 bright two-bedroom apartment with a loggia is located on the 21st floor of the fourth tower of a prestigious project in the center of Bratislava. The residential complex, designed by a world-renowned architect, is part of a new downtown development and combines contemporary design, modern technology, and practical urban living.

The 113 m² apartment consists of an entrance hall with storage space, a hallway, a spacious living room connected to the kitchen and dining area with direct access to the **loggia (7.2 m²)**, a master bedroom with a separate **dressing room**, another room suitable as a children's room or study, **two bathrooms** (one with a bathtub, the other with a shower), separate toilets, and a **closet**.

It is equipped with **underfloor heating, large-format aluminum windows** with triple glazing, high-quality floors, and sanitary ware in both bathrooms. The apartment also has a fire-resistant entrance door, a video intercom, and a preparation for a **smart home system** with the possibility of controlling lighting, heating, and blinds. The apartment is pre-equipped for **air-conditioning**. It is possible to purchase a parking space in the underground garage and a cellar.

The project is located in an attractive part of Bratislava, between Old Town and the new downtown. Eurovea, the **Danube embankment**, the Slovak National Theater, parks, restaurants, cafes, shops, schools, kindergartens, and sports facilities are all within walking distance. The location offers complete civic amenities and excellent transport accessibility.

Interior 113 m², loggia 7.2 m²



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Pôdorys a rozmiestnenie vnútorného výbavenia bytu sú ilustrácie. Uvedené rozmery sú predbežné a nemusia sa zhodovať s realizáciu projektom. Do výmery sa nezačítava priestor pod príčkami. Zariadenie predmety nie sú súčasťou dodávky.

