



## Apartment Four-bedroom (5+kk)

Rented

177 m<sup>2</sup>, Prague 6, Střešovice, U Laboratoře





## Apartment Four-bedroom (5+kk)

**Rented**

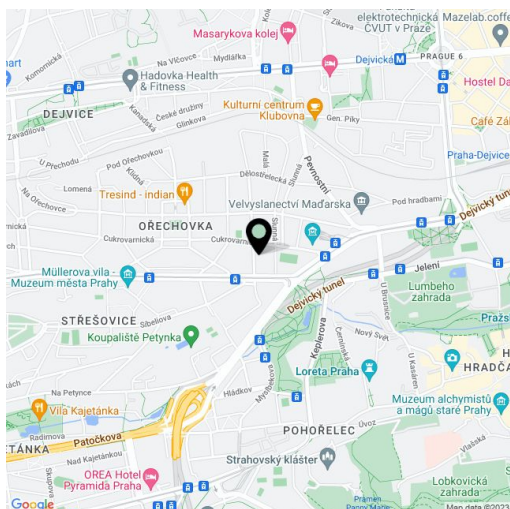
177 m², Prague 6, Střešovice, U Laboratoře

|                  |                         |
|------------------|-------------------------|
| Total area       | 193 m²                  |
| Floor area*      | 177 m²                  |
| Terrace          | 16 m²                   |
| Parking          | On-site garage parking. |
| Garage           | Yes                     |
| Cellar           | Yes                     |
| PENB             | B                       |
| Reference number | 22898                   |
| Available from   | Immediately             |

Top quality third floor 4-bedroom 2-bathroom flat with two terraces and beautiful views, situated in the exclusive Royal Triangle project designed by the renowned Schindler Seko architectural studio. Offering unique views of the Petřín Hill, the Prague Castle and an adjacent green park, the project is located in the prestigious Střešovice residential area, on the edge of the attractive Ořechovka neighborhood, just a short walk from the Prague Castle. Excellent transportation connections, quick access to the city center and full amenities, convenient to the airport and international schools, a few minutes to Dejvická and Hradčanská metro. Building amenities include a reception, common courtyard garden and underground parking.

The interior features a comfortable living room with a fully fitted open plan kitchen and dining area, four bedrooms, two bathrooms, walk-in closet, utility room, guest toilet, and entry hall.

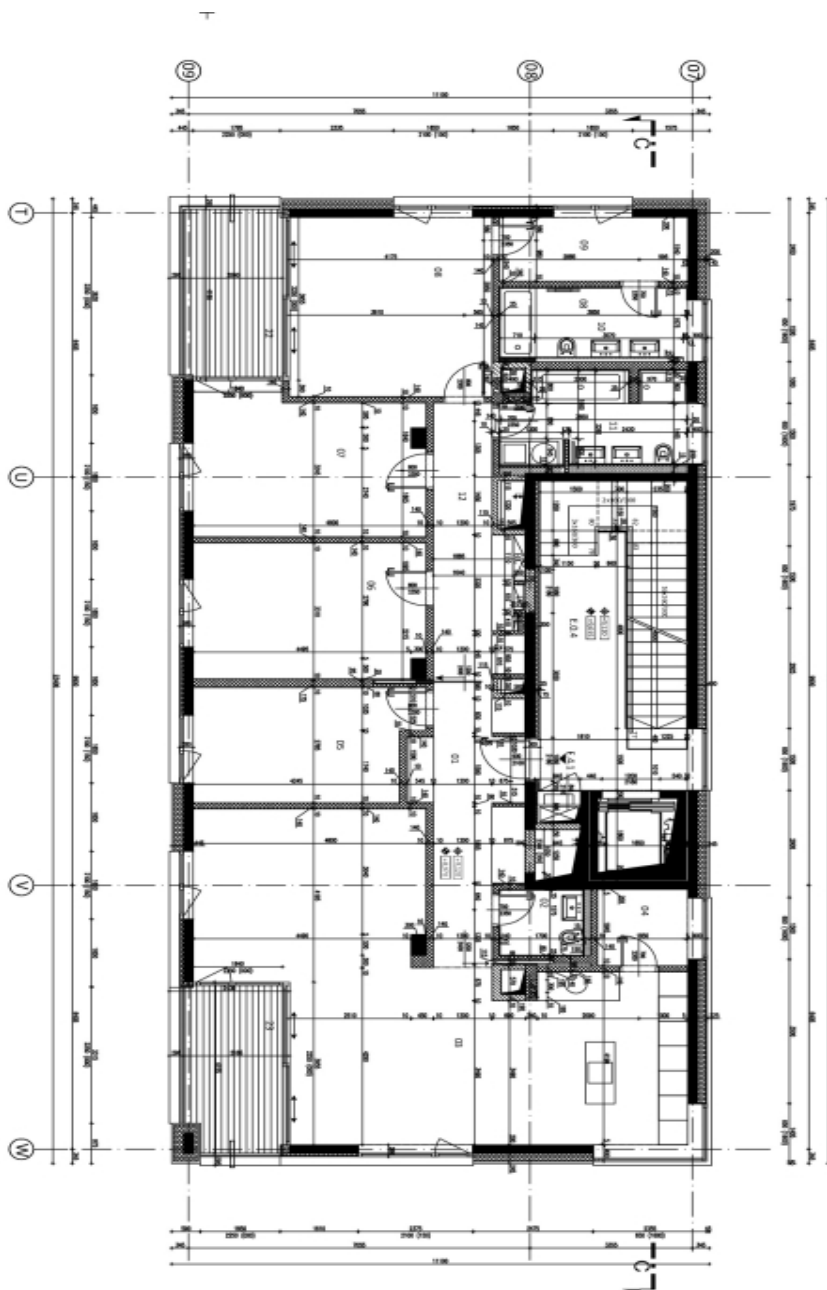
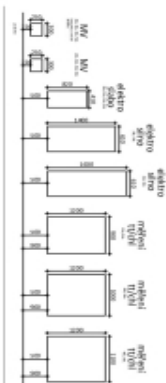
High quality materials, oak floors, tropical wood on the terrace, smart home control **Loxone**, floor heating, built-in wardrobes, capillary cooling system in ceilings and ventilation with heat recovery, aluminum windows with triple glazing, alarm. Cellar, lift, camera system. Two parking spaces in the underground garage included in the rent. Common building charges and deposit for utilities CZK 19000/month. Electricity is billed separately.



\* 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.

**Rented**

177 m², Prague 6, Střešovice, U Laboratoře

[illegible]

Polystyreni uniočai šalinami, išskirti, nufiltruoti, išdžiovinti, o likusius 17,0% kaulinukų, 900mm apvalius rėdinius, nufiltruoti, išdžiovinti.