



Apartment Three-bedroom (4+kk)

Rented

97 m², Prague 6, Střešovice, U Laboratoře





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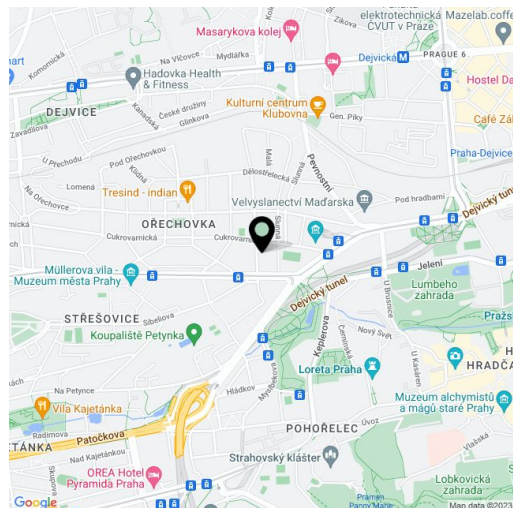
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Total area	105 m²
Floor area*	97 m²
Loggia	8 m²
Parking	On-site garage parking
Garage	Yes
Cellar	Yes
Service price	Services and deposit for utilities CZK 21,000/month. Electricity is billed separately.
PENB	B
Reference number	22902
Available from	Immediately

Top-quality apartment with a terrace and wonderful views in the exclusive Royal Triangle project designed by the renowned Schindler Seko architectural studio. Offering unique views of Petřín Hill, 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 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 the Dejvická and Hradčanská metro stations.

The interior features a comfortable living room with a fully fitted open plan kitchen and dining area, three bedrooms, two bathrooms, and an entrance hall.

High-quality materials, **oak floors**, tropical wood on the **terrace**, underfloor heating, built-in wardrobes, capillary cooling system in ceilings and ventilation with heat recovery, smart home control **Loxone**, aluminum windows with triple glazing, Miele kitchen appliances, video entry phone, alarm, elevator, camera system. **Two parking space in the underground garage** are included in the rent.



* 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.

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