



## Apartment Four-bedroom (5+kk)

Rented

220 m², Prague 10, Dolní Měcholupy, Za Kovárnou





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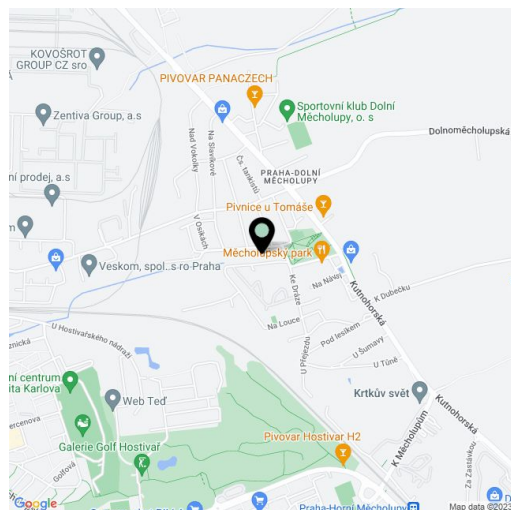
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Total area	235 m²
Floor area*	220 m²
Balcony	8 m²
Terrace	7 m²
Parking	One garage parking space.
Garage	Yes
Cellar	-
Service price	5600 CZK Monthly
PENB	G
Reference number	28734
Available from	Immediately

**Spacious furnished 4-bedroom 2-bathroom air-conditioned split-level attic flat with custom made design features, a terrace and a balcony, on the top fifth floor of a modern apartment building with lift in Dolní Měcholupy, Prague 10. Location within easy reach of full amenities and with quick access to the city center. Situated in close proximity of a kindergarten and elementary schools, there is a bus stop just a short walk from the building - 11 min. to Skalka metro station, line A, and within short driving distance of a golf course and the Hostivař Reservoir.**

The spacious living room with a high ceiling and exposed beams features a **robust fireplace with marble tiles**. This generous room, which also includes a dining area, has a terrace and a balcony with magical views of the surrounding area. A fully fitted and equipped kitchen area with a pantry is partly separated from the open space. The private zone consists of two bedrooms, one of them with a walk-in closet, a family bathroom with bath and walk-in shower, a guest bedroom with a guest bathroom, a study in the attic, accessible through an elegant glass staircase, and a utility room.

**Custom made design furniture, wooden floors** combined with ceramic tiles and carpeting in the bedrooms, large format plastic windows with wood shades and Velux skylights, kitchen unit equipped with Electrolux appliances (including induction plates), built-in wardrobes, 12 m² loft space, underfloor heating and quality bathroom fixtures, alarm. One **garage parking space** included. Common building charges and utilities are 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.





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