



Apartment One-bedroom (2+kk)

Rented

57 m², Prague 8, Libeň, Menclova



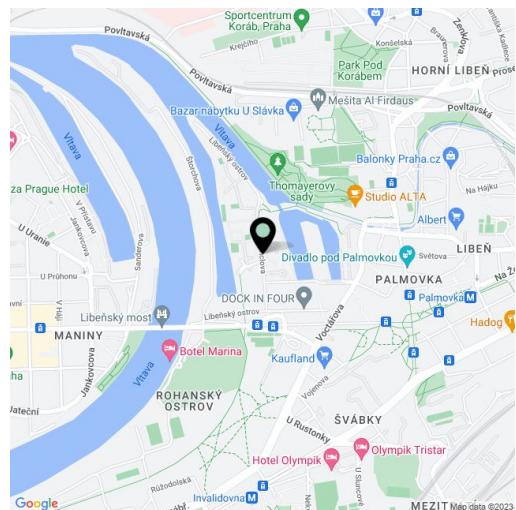


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Total area	66 m ²
Floor area*	57 m ²
Balcony	9 m ²
Parking	Garage parking.
Garage	Yes
Cellar	Yes
PENB	B
Reference number	30879
Available from	Immediately



* 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 furnished 1-bedroom apartment with 2 balconies and views of the surrounding greenery and the Vltava river is situated on the third floor of an apartment building in DOCK, a recently built gated residential project with a 24/7 reception. Located on a peninsula surrounded by two arms of the Vltava River, in a revitalized waterfront area on the border of the Karlín and Libeň city quarters. Full amenities are within easy reach, as are tram connections - the Palmovka metro station is a short ride away. The Thomayerovy sady park, Libeňský zámeček chateau, and sport facilities (tennis courts, golf teeing grounds) are within walking distance. The neighborhood has a vibrant cultural scene, with the Divadlo pod Palmovkou Theater and the DOX Center for Contemporary Art located nearby.

The interior includes a living room with a fully fitted open plan kitchen and **terrace** access, one bedroom with a **balcony**, a bathroom with a walk-in shower, a bidet, and a toilet, a utility room, and an entrance hall with built-in closets.

BTicino smart home system, hardwood floors, tiles, carpet, underfloor heating, security entry door, outside blinds, built-in storage, French windows, central heating, washer, induction cooktop, American type fridge, cellar, lift, security service. One garage parking space included. Deposit for service charges and heating CZK 4000/month. Electricity is billed separately. Available from October 2020. **Furnished** despite the photos.



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Plochy jednotlivých místností jsou pouze orientační. Vyhodnocení rozložení v půdorysu bytu (včetně kuch. linky, el. spotřebičů, atd.) může soužitit odlišně. Rozloha dobytky je specifikována ve standardu. Investoři si výhrazuje právo na drobné úpravy.

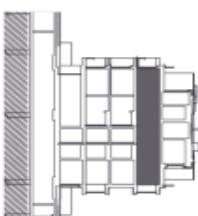
1:100
DOCK



SCHÉMA PROJEKTU



SCHÉMA UMÍSTĚNÍ BYTU PŘEDOMYSLE N.P.



ŘEZ



59.0 M²

**2+KK
4. NP**

DOCK by **CRESTYL**

www.dock.cz