



Apartment Two-bedroom (3+kk)

Rented

76 m², Prague 8, Libeň, Světova





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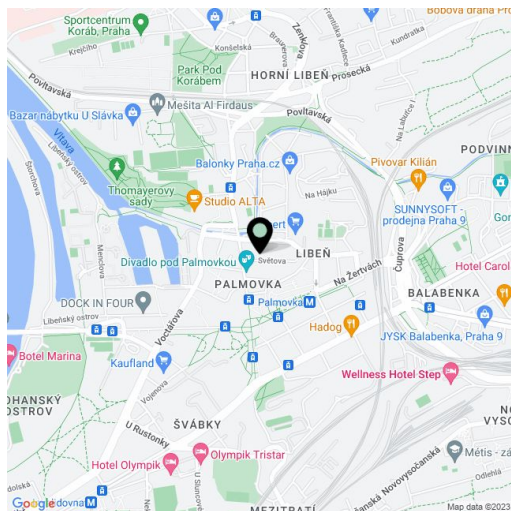
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Total area	78 m²
Floor area*	76 m²
Balcony	2 m²
Parking	-
Cellar	Yes
PENB	D
Reference number	30998
Available from	Immediately

Modern, furnished, fully air-conditioned 2-bedroom flat with a balcony, situated on the third floor of a completely renovated residential building with a lift. Situated in a quiet street near the Vltava River and Libeňský Island, just steps from Divadlo pod Palmovkou Theater, a few min. walk from the Thomayerovy sady Park and Palmovka metro station with multiple tram and bus links. Location with quick access to the city center and full amenities within easy reach.

The interior features a comfortable living room with dining area and a fully fitted and equipped open kitchen, and two bedrooms with built-in wardrobes and storage - one also with a **balcony** facing the courtyard. There is a bathroom incl. both a bathtub and a walk-in shower, a separate toilet, utility room, and an entrance hall with built-in storage.

Hardwood floors, tiles, security entry door, independent gas boiler, blinds, washing machine, Miele kitchen appliances, dishwasher, microwave oven, TV, video entry phone, **cellar**. Service charges and water CZK 2620 per month for three persons. Gas and electricity 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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PŮDNÍ VESTAVRA



3+kk

4.11	PŘEDSÍŇ	7,3 m²	keramická dlažba
4.12	WC	1,4 m²	keramická dlažba
4.12a	KOTEL	0,9 m²	keramická dlažba
4.13	LOŽNICE	9,35 m²	dřevěná podlaha
4.14	LOŽNICE	15,7 m²	dřevěná podlaha
4.15	OBYVACÍ POKOJ+KK	34,4 m²	dřevěná podlaha
4.16	KOUPELNA	6,5 m²	keramická dlažba
CELKEM		75,55 m²	
4.17	BALKON	2,4 m²	dřevoplast. lamely

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