



Apartment Three-bedroom (4+kk)

Rented

133 m², Prague 10, Hostivař, Záveská



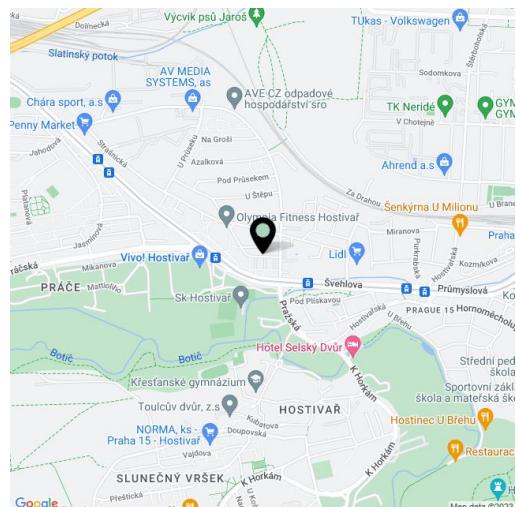


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Total area	150 m ²
Floor area*	133 m ²
Balcony	17 m ²
Parking	Garage parking.
Garage	Yes
Cellar	-
PENB	G
Reference number	34057
Available from	Immediately



* 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 spacious and bright, completely furnished 2-3-bedroom 2-bathroom flat with 3 balconies and plenty of storage space is on the third floor of a four-story apartment building from 2009. Located in a residential neighborhood with great amenities, a lot of greenery and a nearby playground, two minutes away from a bus and a tram stop and the VIVO Hostivař shopping mall with a movie theater. Connection to the city center is also possible by train from the Prague - Hostivař railway station. Not far from the apartment you can find the popular Toulcův dvůr (Toulcův Courtyard) with a small ZOO.

The focal point of the apartment is a **hexagonal central hall** from which you can enter all rooms, a bathroom and **two walk-in closets**. A wide glass sliding door opens onto a **45-meter living room**, complete with a fully integrated kitchen and a **corner balcony** overlooking the **Hostivař Forest Park**. The living room adjoins the children's bedroom with another **balcony**. There is a bathroom with a **bathtub**, a separate toilet, and a **study** (or a guest bedroom). The last door opens to a **fitted walk-in closet**, which leads to a bedroom with an en-suite bathroom with a walk-in shower and another **corner balcony** overlooking the park.

Top quality equipment and furnishings, **Natuzzi** furniture, **IPE wood** floors, hidden door frames and made to measure furniture, **STARON** artificial stone kitchen counter, Siemens appliances, **Vibia** lighting fixtures, exterior blinds, central heating, lift. One **garage parking** space is included. Service charges, water and heating bills: approx. CZK 5000/month. Electricity will be transferred to the tenant.



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