



## Apartment One-bedroom (2+kk)

Rented

49 m<sup>2</sup>, Prague 9, Hrdlořezy, Učňovská



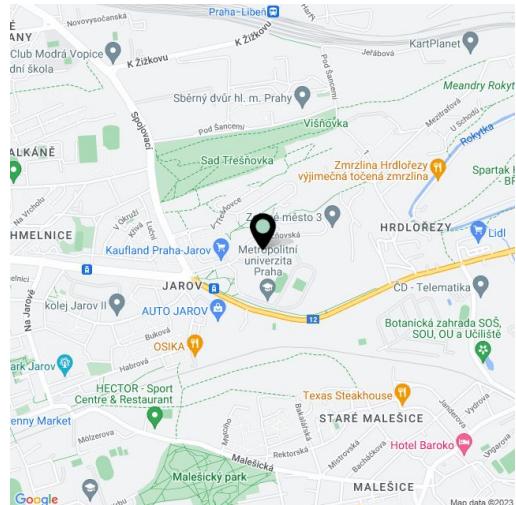


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Total area	53 m <sup>2</sup>
Floor area*	49 m <sup>2</sup>
Balcony	4 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	Yes
Service price	Monthly deposit for common charges, water, and heating: CZK 4,800. Electricity - transferred to the tenant.
PENB	G
Reference number	35474
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 unfurnished apartment for rent with a balcony is situated on the 1st floor of the contemporary Zelené město II project, with a camera system, underground parking, and a park with children's playgrounds. Set in a green residential neighborhood on the border of Hrdlořezy and Žižkov, near Smetanka Park. A location with quick tram and bus connections to the city center or metro, with very good amenities in close vicinity (a two min. walk to trams and a Kaufland supermarket).

The apartment includes a living room with a fully fitted open plan kitchen and access to the balcony, a bedroom, a bathroom with a bathtub and toilet, and an entrance hall with built-in wardrobes.

Laminate floors, tiles, washing machine, dishwasher, microwave oven, video entry phone, chip entry to the building, elevator, cellar. A garage parking space is available (included).