



## Apartment Three-bedroom (4+kk)

Rented

101 m<sup>2</sup>, Prague 10, Vršovice, Ruská



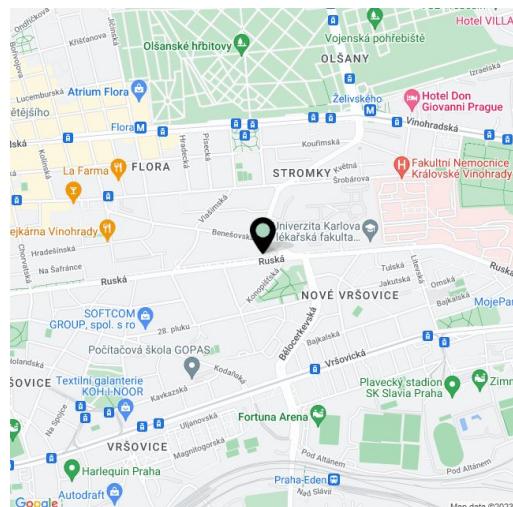


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Total area	108 m <sup>2</sup>
Floor area*	101 m <sup>2</sup>
Balcony	7 m <sup>2</sup>
Parking	Garage parking nearby.
Garage	Yes
Cellar	Yes
PENB	C
Reference number	37908
Available from	Immediately



\* 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.

**Benefiting from 2 balconies and green views, this is a fully refurbished, semi furnished contemporary 3-bedroom 2-bathroom apartment on the third floor of a completely refurbished Functionalist building with a lift. Located in a quiet, attractive residential area on the border of Vinohrady and Vršovice, with full amenities within easy reach and quick connections to the city center, just a few min. drive to the Náměstí Míru and Flora metro stations. The Heroldovy and Havlíčkovy Parks are also within walking distance.**

The interior features a living / dining room with a fully fitted open plan kitchen and **balcony** access, plus 3 bedrooms with bed frames and built-in storage - one also with a **balcony**. There is a shower room with a toilet, a bathroom with a bathtub and a toilet, and a corridor and an entrance hall with built-in wardrobes and storage.

**High standard finishes and equipment, green views, hardwood floors, wooden windows, tiles, security entry door, lots of built-in storage, blinds, central heating, washing machine, dishwasher, induction cooktop, cellar.** The apartment can be fully furnished at a higher rent. A **garage parking** space and a **storage** unit are available (at CZK 2,900) per month in a residence 10 minutes from the building. Deposit for service charges, water, and heating: CZK 4,000/month. Electricity is billed separately (transfer to the tenant).