



Apartment Two-bedroom (3+kk)

Rented

93 m², Prague 9, Libeň, Kurta Konráda

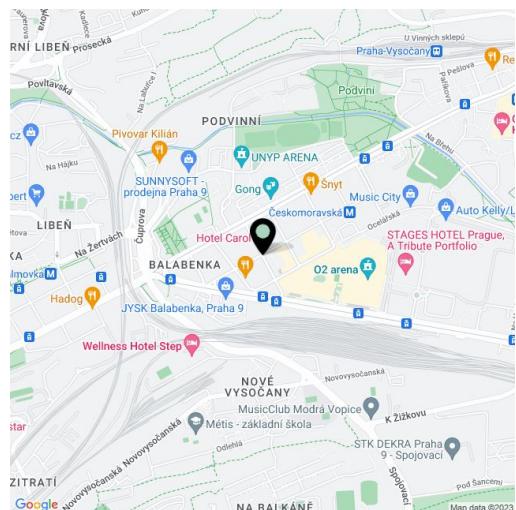




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Total area	129 m ²
Floor area*	93 m ²
Loggia	36 m ²
Parking	Garage parking.
Garage	Yes
Cellar	Yes
Service price	Monthly deposit for services, water, and heating: CZK 11,050. Electricity is billed separately.
PENB	B
Reference number	38396
Available 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.

Boasting a 36 m² wraparound enclosed balcony offering far-reaching views, this fully air-conditioned 2-bedroom apartment is on the 8th floor of the recently built Harfa Design Residence with a 24/7 reception, camera system, 4 elevators, and underground parking. Situated in a Prague 9 residential neighborhood just steps from a tram stop, a few minutes' walk from the Českomoravská metro station (line B), the Galerie Harfa shopping mall, and the O2 Arena multipurpose venue. Apart from great amenities, the location offers plenty of green spaces for relaxation and sports opportunities (a popular bike path), for example in the nearby Podviní Park and along the Rokytká Stream.

The interior features a living room with a fully fitted open plan kitchen and dining area, two bedrooms, a bathroom including both a bathtub and a walk-in shower, a separate toilet, a utility room, and an entrance hall. The **enclosed balcony** is accessible from all main rooms.

Air-conditioning, heat recovery ventilation, hardwood floors, large-format tiles, security entry door, French windows, central underfloor heating, washer, dishwasher, induction cooktop, alarm, video entry phone, cellar, bike and pram storage in the building. One lockable garage parking space is included.