



Apartment One-bedroom (2+kk)

Rented

66 m², Prague 4, Modřany, Mezi Vodami



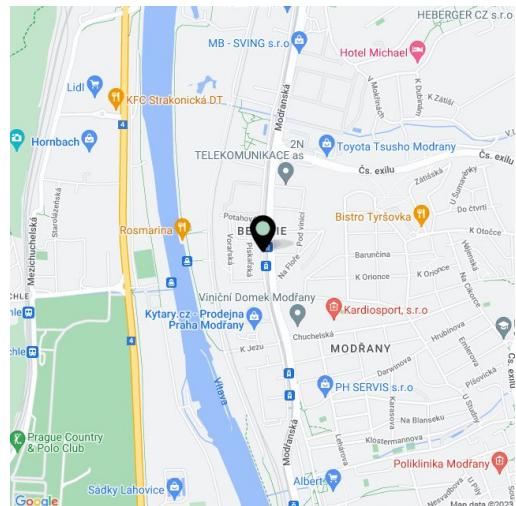


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| | |
|------------------|--------------------------------------|
| Total area | 82 m ² |
| Floor area* | 66 m ² |
| Terrace | 16 m ² |
| Parking | Parking available at CZK 2000/month. |
| Garage | Yes |
| Cellar | Yes |
| PENB | G |
| Reference number | 39572 |
| 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.

New 1-bedroom flat with a beautiful view of the greenery and the neighboring golf course Hodkovičky, with a cellar and the possibility of renting a garage space, situated on the 3rd floor of a new building, which is part of a residential complex with a public park. The location is undergoing gradual revitalization and transformation into a modern district with all services. A freestyle park, rope center, bike path (20 minutes on the Výtoň, 25 minutes center), medical center in the immediate vicinity. A tram stop with frequent connections to the center is an 8-minute walk away.

The apartment area is divided into a living room with an equipped kitchenette, a bedroom with an equipped **walk-in closet**, a bathroom with a bathtub and a toilet and an entrance hall. Both rooms have access to a **16-meter terrace** with a storage room.

Wooden decking on the floor, **underfloor heating** in the bathroom, large wooden windows, **recuperation**, dishwasher, microwave, cellar. In the house there is a room for strollers and bicycle, at the house entrance there is a lobby with a sitting area. Garage parking for an extra charge of CZK 2,000/month. Deposit for common building charges, water and heating CZK 3,000. Electricity is billed separately.



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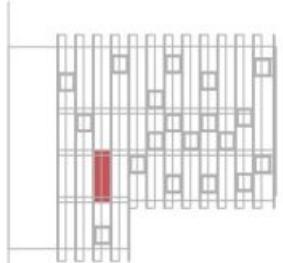
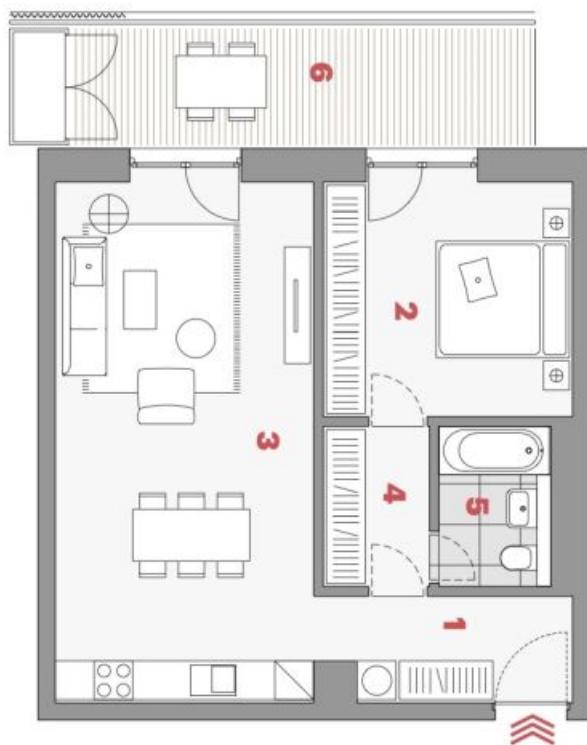
Rented

2+KK
65,9
3
PODLAHOVÁ PLOCHA M² • APT. AREA M²
NADZEMNÍ PODLAŽÍ • FLOOR
• TYPE

ZAHÁLKA

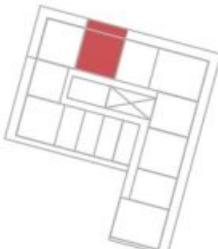
LOKALITA

LOCATION



FUDLED NADUM

BUILDING VIEW



PLAN FOBLE

FEDON 7-2000



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