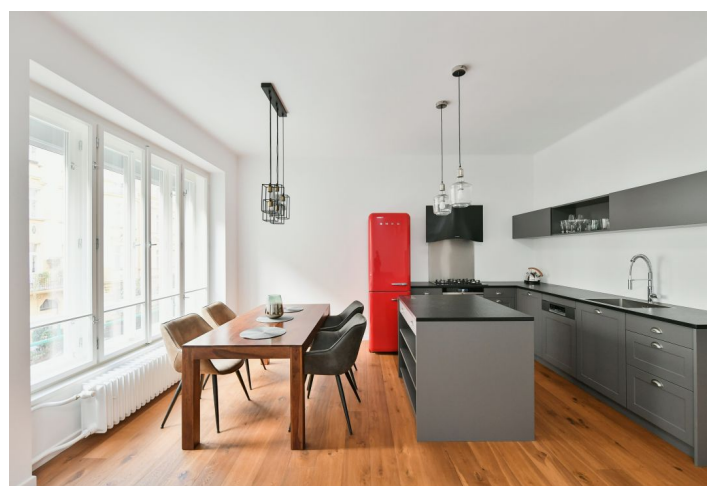




## Apartment Three-bedroom (4+kk)

Rented

135.5 m², Prague 7, Bubeneč, Šmeralova





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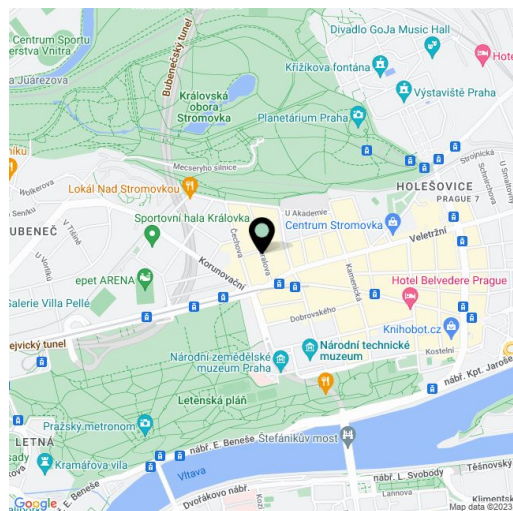
135.5 m², Prague 7, Bubeneč, Šmeralova

Total area	138 m²
Floor area*	136 m²
Balcony	3 m²
Parking	-
Cellar	-
PENB	G
Reference number	40881
Available from	Immediately

This good quality, fully refurbished, semi furnished 3-bedroom 2-bathroom apartment with a balcony is on the first floor of a well kept Functionalist apartment building with a lift. Situated in a quiet street just steps from Stromovka Park, the largest park in Prague, a 15 min. walk to the city center through another popular Prague park - Letná, and not far from the Prague Castle. The highly sought after location offers complete amenities and very quick access to the city center - a tram stop is one minute from the building and it's a few steps to Hradčanská (line A) and Vltavská (line C) metro stations. Conveniently located for the airport and numerous international schools.

The apartment has a living room with a fully fitted open plan kitchen, three separate bedrooms (one with a **balcony** and a fitted **walk-in closet**) facing the courtyard, two bathrooms (bathtub / walk-in shower, toilet), a separate toilet with a bidet shower, a fitted **walk-in closet**, and an entrance hall.

**Hardwood floors**, tiles, new **casement windows**, security entry door, automatic exterior blinds, central heating, washer, dryer, dishwasher. Monthly deposit for service charges, water and heating: CZK 5,000 for two persons. Electricity and gas are billed separately.



\* 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.