



## Apartment Two-bedroom (3+kk)

Rented

91 m², Prague 5, Smíchov, Na Václavce





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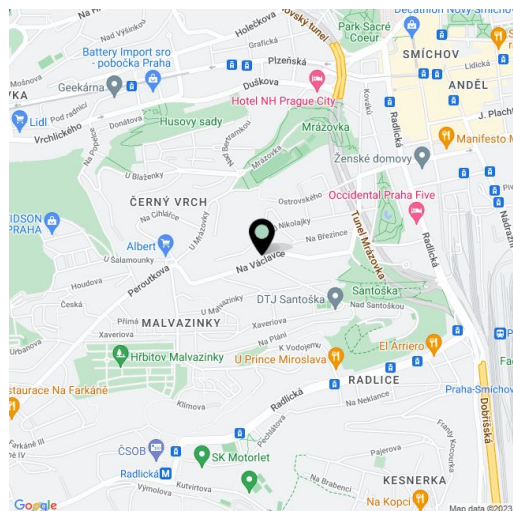
91 m², Prague 5, Smíchov, Na Václavce

Total area	95 m²
Floor area*	91 m²
Balcony	4 m²
Parking	Parking on the plot.
Cellar	-
Service price	Monthly deposit for services and water: CZK 1,000 for 1st person, each other one CZK 800. Gas and electricity - transferred to the tenant.
PENB	B
Reference number	42008
Available from	Immediately

This modern unfurnished 2-bedroom corner apartment with a balcony and splendid views of the city and greenery, on the 5th floor of an extension of a residential building with an elevator, shared garden, and parking is located in a quiet green Prague 5 residential area near the Šalamounka, Nikolajka, and Santoška parks, with quick access to the city center and full amenities within easy reach, a few bus stops from the Nový Smíchov/Anděl commercial and entertainment center and Anděl metro station. Conveniently located for the French School and the Nessie English Preschool, part of the Park Lane International School.

The interior features a spacious living room with a built-in bookcase, a fully fitted open plan kitchen and balcony with views of Prague, 2 bedrooms with built-in wardrobes, a bathroom including a bathtub and toilet, an additional separate toilet, a storage room, and an entrance hall with built-in wardrobes and storage.

**Hardwood floors** - oiled American walnut, tiles, ample built-in storage space, outdoor blinds, dishwasher, microwave oven. A parking space on the plot is included.



\* Size of the unit according to the Housing Act.  
The area consists of the sum total of the internal area of every room.