



## Apartment Two-bedroom (3+1)

Rented

108 m<sup>2</sup>, Prague 5, Motol, Brdlíkova



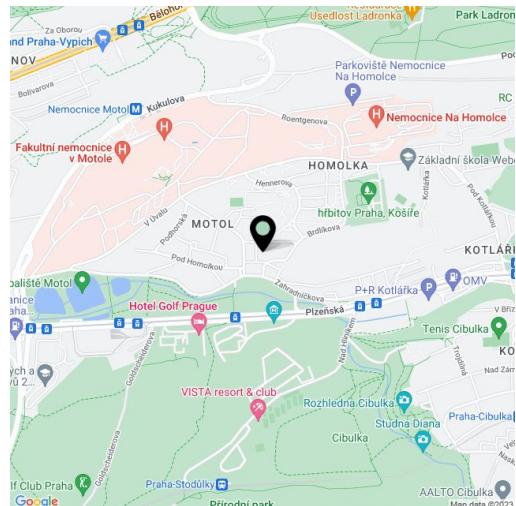


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Total area	117 m <sup>2</sup>
Floor area*	108 m <sup>2</sup>
Loggia	9 m <sup>2</sup>
Parking	On-site garage and an outdoor parking space.
Garage	Yes
Cellar	-
PENB	C
Reference number	42198
Available from	Immediately



\* 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.

This is a fully refurbished 2-bedroom apartment with an enclosed balcony, beautiful green views and parking, on the second floor of a residential brick building in Prague 5, close to the Motol outdoor swimming pool. Located in a green residential neighborhood, a five min. walk to a tram stop, with good amenities within easy reach including several playgrounds. The Motol and Homolka hospitals are near by as well as the Motol Golf Club. Within walking distance, there is an outdoor pool, the Kotlářka Park, and the Košíře-Motol natural park with the romantic Cibulka forest park.

The interior features a living room with a large **south facing enclosed balcony**, a fully fitted kitchen with a dining area, 2 bedrooms, a bathroom including a bathtub, a separate toilet, a storage room, and a spacious entrance hall. Enjoying peace and quiet, the bedrooms are facing the courtyard.

**Solid wood parquet floors**, tiles, built-in wardrobes, plastic windows, underfloor heating in the bathroom, washer, dryer, dishwasher, induction cooktop, microwave oven, bike hooks in the storage room. A **parking space in a secured garage** is included, plus an allotted **outdoor parking** space in front of the building. Monthly deposit for service charges, water and heating CZK 4,500. Electricity is billed separately.



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