



Apartment Four-bedroom (5+kk)

Rented

151 m², Prague 4, Podolí, Na Hřebenech I





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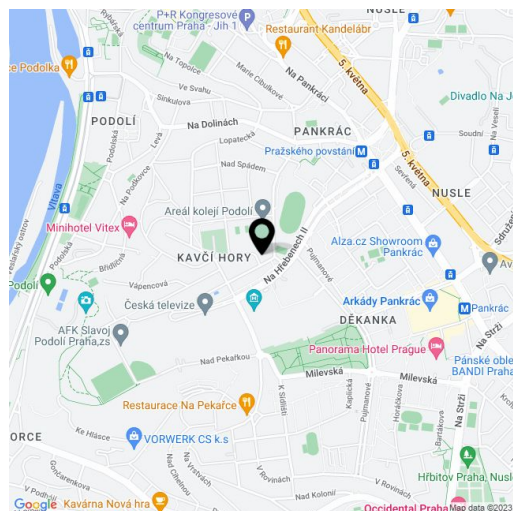
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Total area	168 m²
Floor area*	151 m²
Loggia	17 m²
Parking	Three garage parking spaces.
Garage	Yes
Cellar	Yes
Service price	Monthly deposit for service charges CZK 19,533. Electricity - transfer to the tenant.
PENB	B
Reference number	43262
Available from	Immediately

Benefiting from 2 enclosed balconies, this exceptional air-conditioned 4-bedroom 2-bathroom apartment boasts far-reaching views. Situated on the entire second floor of the boutique Castle View Residence with an elevator, a reception, 24/7 security, and underground parking. The residence is set in a quiet green residential area near the Czech TV headquarters and Pankrác Central Park. The impassable street lined with greenery guarantees peace and quiet, and good amenities are available nearby. The Pražského povstání metro station is about a ten-minute walk away, and the Arkády Pankrác shopping center is within walking distance. The ride to the city center takes just a few minutes, and you can easily drive to several international schools in Prague 4.

The interior offers a large living room connected to a fully fitted open plan kitchen, a dining area, and **enclosed balconies**, 3 bedrooms (one is a master suite with a **dressing room**), a guest bedroom, 2 bathrooms, a separate toilet, and an entrance hall. The living room offers **views** of the city including **Prague Castle and Petřín Hill**.

High-quality equipment, built-in wardrobes and storage, natural **bleached oak floors**, large-format aluminum windows with triple glazing and automatic exterior blinds, veneered interior doors, underfloor heating in the living room and bathrooms, **air-conditioning**, **Siemens** appliances, video entry phone, central gas heating, large **cellar**. **Three garage parking spaces** (including an above-standard one). **Unfurnished** despite the photos.



* 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.



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schéma bytu B21+B22 - 2np



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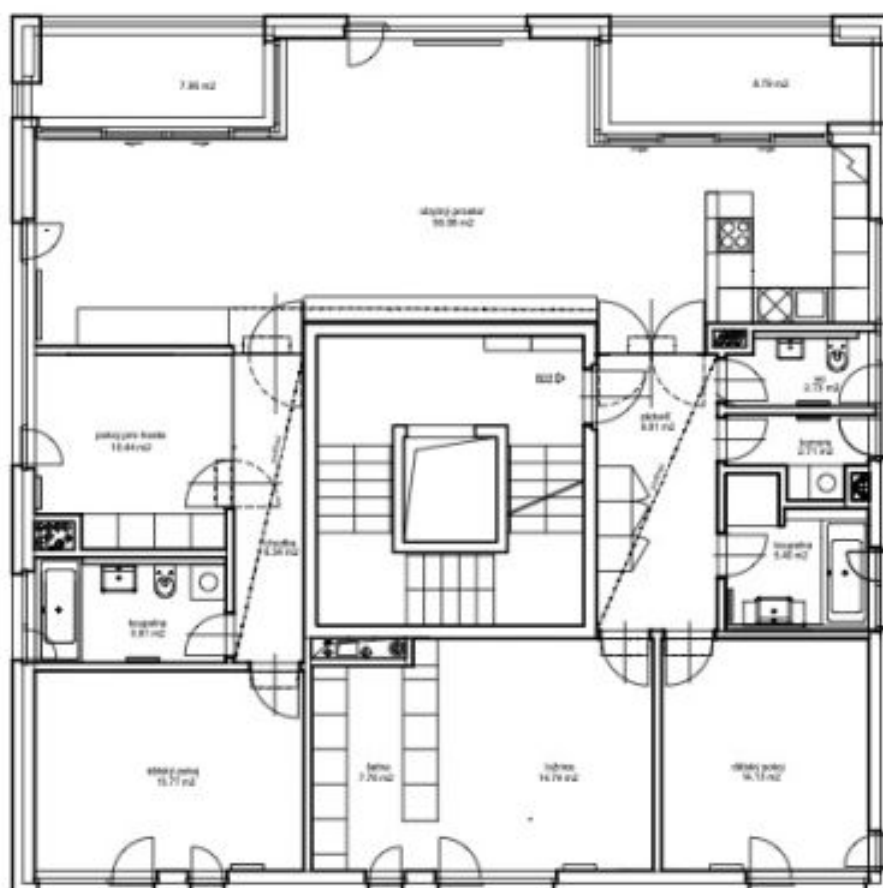


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