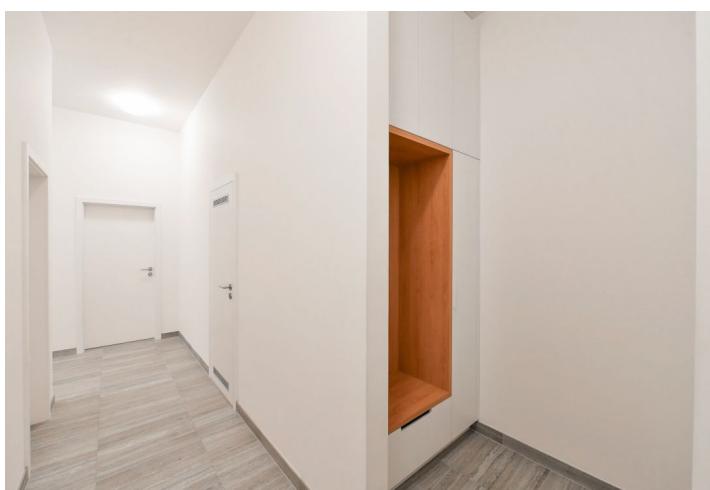
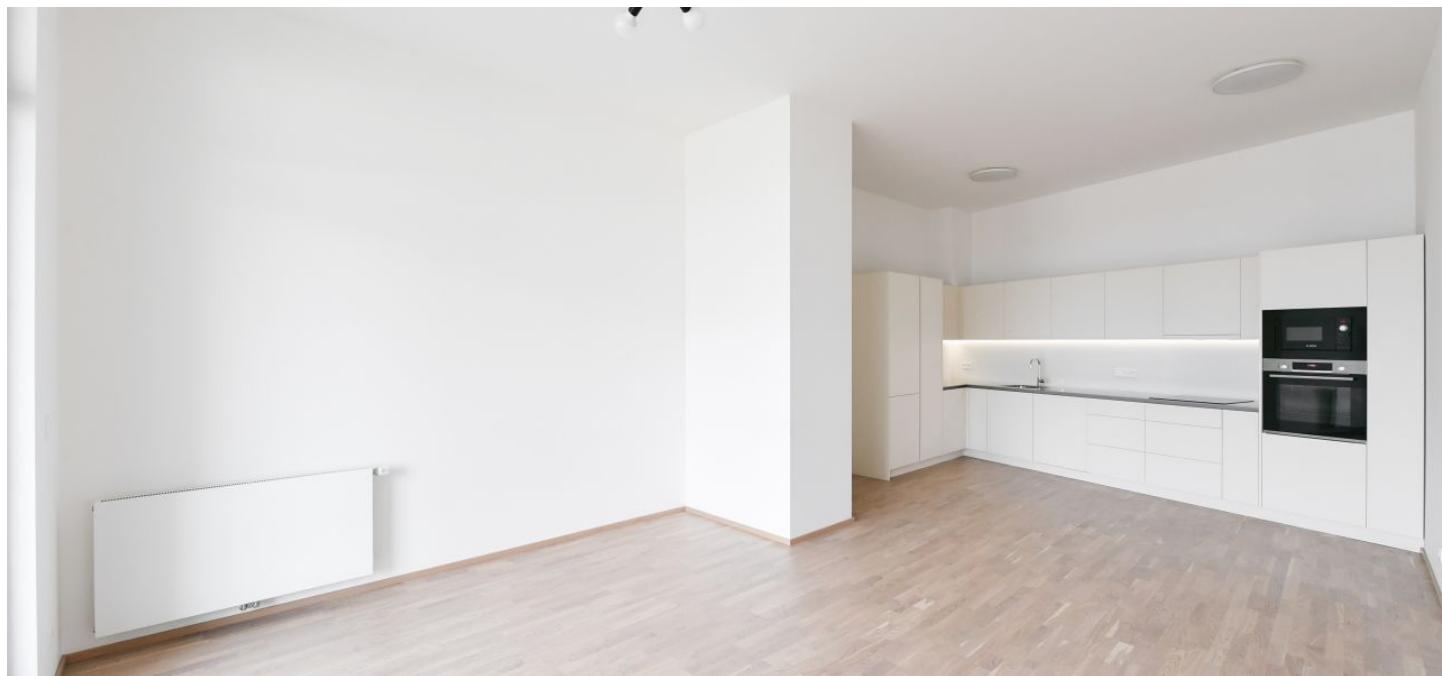




Apartment Two-bedroom (3+kk)

Rented

92.5 m², Prague 8, Karlín, Breitfeldova



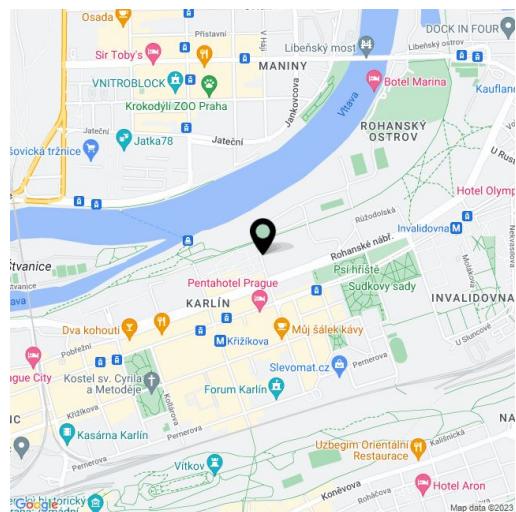


Apartment Two-bedroom (3+kk)

Rented

92.5 m², Prague 8, Karlín, Breitfeldova

| | |
|------------------|--|
| Total area | 99 m ² |
| Floor area* | 93 m ² |
| Loggia | 7 m ² |
| Parking | Garage parking. |
| Garage | Yes |
| Cellar | Yes |
| Service price | Monthly deposit for services, water, and heating: CZK 5,000. Electricity is billed separately. |
| PENB | B |
| Reference number | 43633 |
| 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 apartment with an enclosed balcony is on the 7th floor of the Port Karolina residential project. Amenities include a reception, underground parking, and a shared terrace on the 7th floor. Located on the Vltava riverbank on Rohanský Island, in a sought-after dynamic neighborhood on the border between Prague 1 and Prague 8, with full amenities within easy reach and quick access to the city center by tram and from the Křížkova metro station, which is just a few blocks away. A bike and a jogging path is steps from the building, and a fitness/relaxation center and a golf course are nearby.

The airy interior features a living room with a fully fitted open plan kitchen and access to the **enclosed balcony** facing east, two bedrooms, a bathroom with a bathtub, a separate toilet, a storage room, and an entrance hall with built-in wardrobes.

Hardwood floors, tiles, security entry door, high ceilings, automatic exterior blinds, central heating, Bosch kitchen appliances, stone kitchen counter, **cellar**. A **garage parking space** is included, a **second space** is available at CZK 3,000/month.