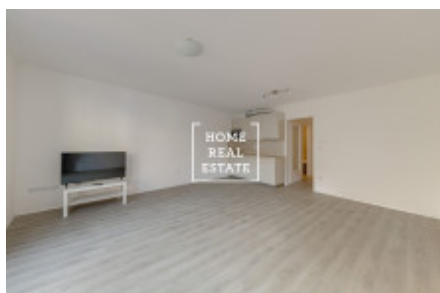
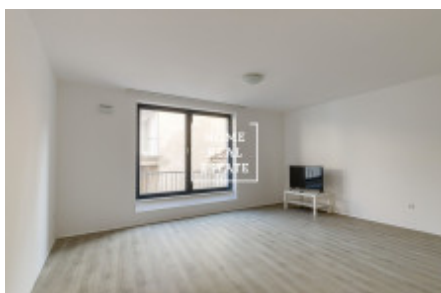


HOME  
REAL  
ESTATE

# Rent flat 1+kk, 44 m<sup>2</sup> - Pod Barvířkou, Praha 5



«Home Real Estate» offers for rent a 1 + kk apartment with a size of 44 m<sup>2</sup>, located in the Mélange residence in the desired part of Prague 5 - Smíchov. The brand new, partially furnished apartment is oriented south to the courtyard, which guarantees a completely quiet living. The apartment unit is located on the 3rd floor of a new building with an elevator. The apartment consists of a spacious living room with kitchenette (29 m<sup>2</sup>), hallway (9.6 m<sup>2</sup>) and bathroom with toilet (4.8 m<sup>2</sup>). The apartment is made to high standards: luxury wooden floors Vinyl Winflex from Floor Experts, interior doors Vetos, in the bathroom stylish ceramic tiles Graniti Fiandre Core Shade, wall-hung toilet and sink from Villeroy & Boch. There are Euro windows with fittings. The front door has III. security class. It is partially furnished (see Photos). The building has an energy label B. Heating is provided by a central boiler room, which is also in the house. Residence Mélange is located in the southern part of Smíchov on a hill between Paví vrch and Dívčí Hrad, only 40 meters above the Vltava river. This apartment has an ideal location near the Angel, at the same time thanks to its location in the courtyard guarantees complete peace and privacy. The house is situated almost in the city center, offers excellent transport accessibility, very modern design, apartment standards are at a high level. There are many cultural opportunities in the area, such as the Meet Factory Cultural Center on Ke Sklárně Street, which is only a 25-minute tram ride away. The Cinema City Cinema in Nový Smíchov Shopping Center is a 7-minute tram ride away. The shopping center allows you to buy the entire range of goods from food to luxury electronics. There is also the possibility of relaxing in nature. You can visit the Santoška Park, which is a ten-minute walk from the residence, or the Girls' Castles, which are a 6-minute bus ride away. You can do sports, for example, in the SK Motorlet swimming pool, which can be found in Radlická Street (4 minutes by tram). The nearest kindergarten and primary school is also located in Radlická Street. Medfin Polyclinic is a 14-minute tram ride from Kartouzská Street. Excellent transport accessibility: the Braunova tram stop is practically right next to the house. You can reach the Anděl metro station in just seven minutes by tram. The tram will take you to National Avenue in a quarter of an hour. Rental price: 15,000 CZK + 2,500 CZK fees for services (electricity, water, heating, waste collection, etc.). Deposit: CZK 17,500. Commission for the agency 17,500 + VAT It is possible to rent a garage space in the residence for CZK 2,000. The apartment also has a cellar, which is located on the ground floor. For more information about the property or to arrange a tour, please contact our broker or fill out the form below, we will be happy to help you!

ID	<a href="#">29629</a>	Offer	Rental
Group	1+kk	Furnished	Partially furnished
Location	Pod Barvířkou 593/10, 150 00 Praha 5-Smíchov, Česko	Ownership	Personal
Usable area	44 m <sup>2</sup>	Parking	Yes
City	<a href="#">Prague</a>	District	<a href="#">Praha 5</a>
City district	<a href="#">Smíchov</a>	Status	Realized