



## 59,000 CZK/per month

+ utilities incl. energies 10.000 Kč

## Apartment with balcony for rent : Praha 3- Vinohrady, Laubova Laubova, Praha 3

registration number	<b>5765</b>
type of contract	<b>rent</b>
area	<b>114 sqm</b>
balcony	<b>yes</b>
PENB energy label	<b>G</b>

property type	<b>flat</b>
disposition	<b>3+kk</b>
floor	<b>2nd floor</b>
terrace	<b>yes</b>
available from	<b>15.11.2024</b>

We offer for rent an unfurnished two bedroom apartment with a 1,3 m<sup>2</sup> balcony on the 2nd floor of Residence Laubova in the sought-after location of Prague 3 - Vinohrady. The house has undergone a complete renovation including a new elevator while preserving the original architectural elements. The total area of the apartment of 114 sqm offers a living room with a dining room and a luxurious kitchen with built-in appliances, a balcony, two bedrooms, one bathroom with a bathtub and toilet and a second bathroom with a shower and toilet. The apartment is equipped with wooden floors and tiles, a washing machine, a dryer, built-in wardrobes, security doors, built-in ceiling lighting, internet connection, an alarm with the possibility of connecting to a security system, a videophone. Possibility of renting a garage space in the house for extra 5,000 CZK/month. Attractive location of Vinohrady, all civic accessibility and excellent transport connections by car and public transport. The apartment is located just a few steps from Jiřího z Poděbrad Square with cafes, shops, metro and tram stations, a short distance from Riegrovy sady park.