



## Apartment Two-bedroom (3+kk)

Rented

162 m<sup>2</sup>, Bratislava I, Staré Mesto





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Total area	177 m <sup>2</sup>
Floor area*	162 m <sup>2</sup>
Terrace	15 m <sup>2</sup>
Parking	Yes
Cellar	-
Service price	EUR 250 utilities
PENB	G
Reference number	103457
Available from	Immediately

\* Size of the unit according to the Housing Act.  
The area consists of the sum total of the internal area of every room.

**Air-conditioned two-bedroom apartment in an elegant residence at a prestigious address in Old Town in close proximity to Mountain Park. The historic building, which has been thoroughly renovated, is set in a pleasant location with excellent transport accessibility and complete amenities. The residence includes 24/7 security, a spa, a fitness room, and a private garden.**

The layout of the apartment consists of an entrance hall with a built-in wardrobe, a separate toilet with a sink, a living room with access to the terrace, a kitchen, and a **walk-in wardrobe** with a passage to the master bedroom. The wardrobe in the bedroom has access to an en-suite bathroom with a bathtub, bidet, and toilet. The second bedroom has a walk-in wardrobe and a bathroom with a bathtub, toilet, and **bidet**.

Facilities include marble and **wooden floors**, underfloor heating, **air-conditioning**, wooden Euro windows, **high ceilings of 3.35 m**, interior extra tall wooden doors, **Duravit** sanitary ware, **Hansa** faucets, its own **Viessman** gas boiler, marble window sills, a **fully equipped kitchen with Miele appliances** including a dishwasher, a washing machine with a dryer, fiber-optic Internet connection, a video doorman, an alarm, and an **elevator**.

The apartment comes with a parking space in the building's garage.