



## Apartment Two-bedroom (3+kk)

€ 285 000 | CZK 7 226 175

79 m<sup>2</sup>, Bratislava I, Bratislava, Bernolákova





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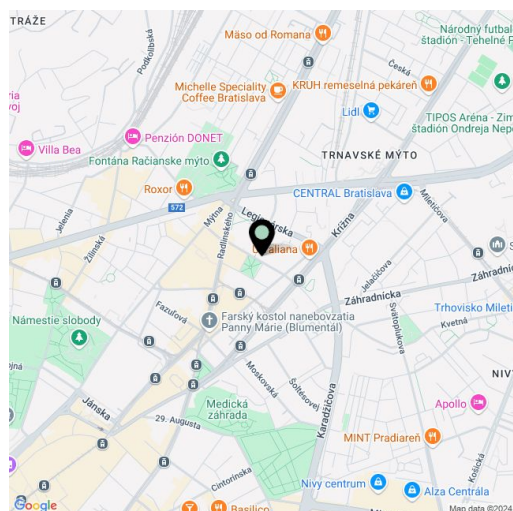
Total area	87 m <sup>2</sup>
Floor area*	79 m <sup>2</sup>
Balcony	1 m <sup>2</sup>
Parking	-
Cellar	7 m <sup>2</sup>
PENB	B
Reference number	106026

Urban apartment in original condition with balcony is located on the 4th floor of a residential building with an elevator near Račianske múta. The current condition provides room for modification of the layout according to the new owner's wishes.

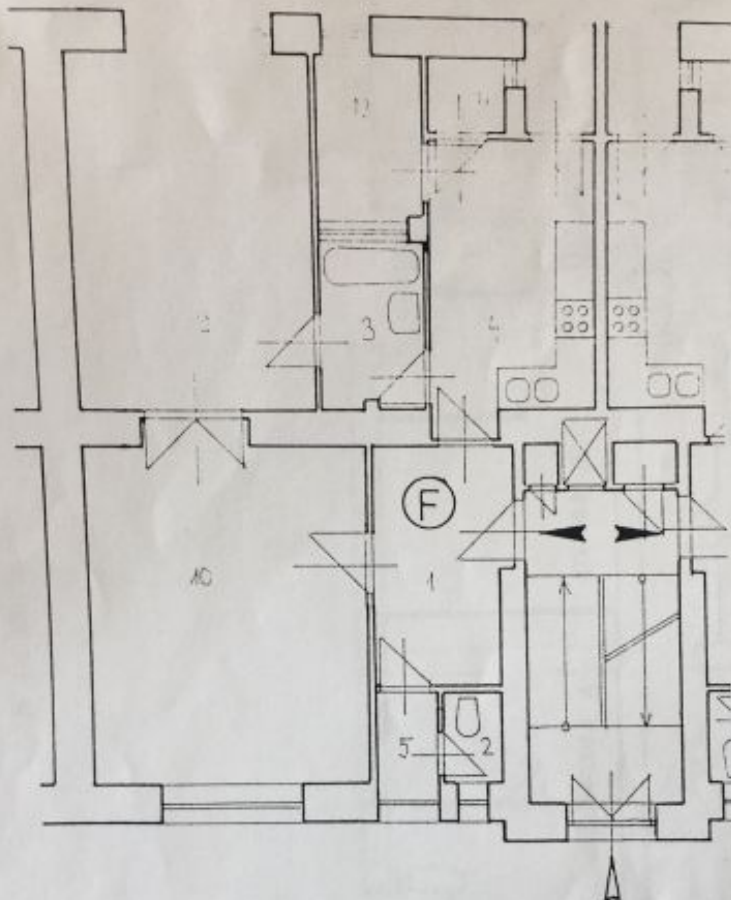
The layout of the apartment consists of an entrance hall with separate toilet, hallway, spacious kitchen with balcony, one through room, another room, bathroom and storage. In the apartment there is another smaller room with a window, usable as a small guest bedroom or storage space. The layout of the apartment can be adjusted by reconstruction.

The standard of the apartment includes wooden parquet floors, windows, doors, everything in original condition including kitchen and bathroom equipment. The apartment has currently been completely cleaned and painted. Located on the 4th floor of a residential building with elevator with orientation to a quiet park.

Convenient location near Račianske múta offers complete amenities at your fingertips and also opportunities for quiet walks in the adjacent parks. There are kindergartens, schools, university, shops, cafes, restaurants, theatres and also medical facilities in the vicinity. Public transport stops within walking distance, connection to the motorway is available within 5 minutes by car.



\* 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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Byt č.:		Typ: F	
Ulica :			
Poschodie : 4			
Počet izieb: 2		Plocha m <sup>2</sup>	
č.m.	Názov miestnosti	obyt.	prisl.
1	Predsieň		8.77
2	WC		1.32
3	Kúpeľňa		4.7
4	Kuchyňa		11.53
5	Chodba		1
6	Zásobáreň		1.34
9	Izba	20.65	
10	Izba	25.67	
12	Hala		4.08
Podlahová plocha bytu			79.06
P	Pivnica		6.73
Skutkový stav			85.79