



## Apartment One-bedroom (2+kk)

Rented

45 m², Bratislava III, Nové Mesto, Račianska





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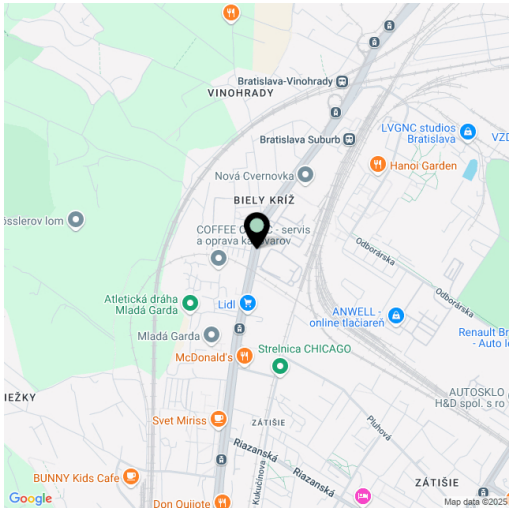
Total area	61 m²
Floor area*	45 m²
Loggia	10 m²
Parking	100 - 100 EUR
Garage	Yes
Cellar	6 m²
Service price	€250
PENB	A
Reference number	108043
Available from	Immediately

This premium furnished one-bedroom apartment with a loggia, parking space, and cellar in a new building on Račianska Street comes with an an intelligent smart home system and air-conditioning. Favorably located in Pri Mýte with complete civic amenities within walking distance: parks, restaurants, shops, sports facilities, as well as public transport stops.

The apartment is located in a never before occupied new building completed in 2024. The layout of the apartment consists of a hallway that leads to an open kitchen with a living room, and a master bedroom. Both have access to the loggia. The apartment also has a bathroom and a separate toilet. A cellar storage unit is included in the rent.

The high-standard apartment is rented with bespoke furniture and a Loxone smart home system. It has security fire doors, large windows with triple glazing, wooden parquet floors, and a central video doorphone. The apartment is air-conditioned and fiber-optic Internet is part of the its facilities. The loggia can be closed with shading panels and windows have exterior electric slat blinds.

The rental price is EUR 950 + advance payments of EUR 250 (electricity, water, Internet and TV, waste, building and grounds management). Garage parking space EUR 100/month.



\* 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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