



## Apartment One-bedroom (2+kk)

Rented

80 m<sup>2</sup>, Praha 7, Holešovice, Na Maninách





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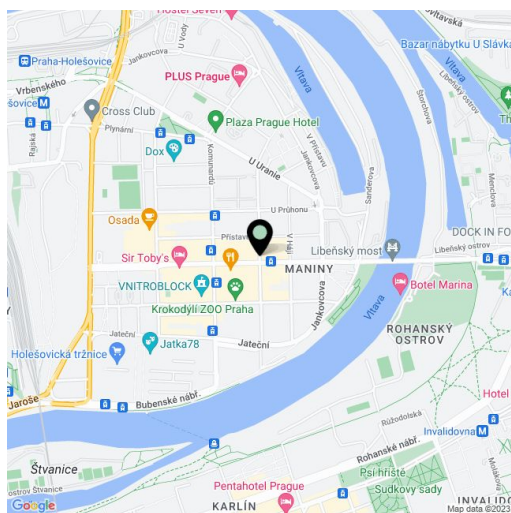
**Rented**80 m<sup>2</sup>, Praha 7, Holešovice, Na Maninách

Total area	80 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	-
PENB	G
Reference number	32758
Available from	Immediately

This is a furnished 1-bedroom apartment on the fourth floor of the Avenium gated residential project with a 24/7 reception, security and a secure courtyard with a children's playground. Situated in the central part of Holešovice, Prague 7, in an area with full amenities within easy reach and tram connections to Vltavská, Nádraží Holešovice (line C) and Palmovka (line B) metro stations. Location with excellent access to the city center, near the Holešovice Squash Center, driving range Rohanský ostrov, DOX Centre for Contemporary Art, the Prague Market and lots of theaters and music clubs incl. SaSaZu, La Fabrika, Rock Opera and Játka 78.

Facing the quiet courtyard, the apartment features a living room with a fully fitted open plan kitchen, one bedroom, a bathroom incl. a bathtub, a separate toilet, a large **walk-in closet**, and an entrance hall.

Laminated floors, tiles, French windows, security entry door, washing machine, dishwasher, video entry phone, UPC for the Internet (included). One **garage parking** space is included. Service charges, water and heating bills: CZK 5200 per month. Electricity bills will be transferred to the tenant.



\* 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.