



Apartment Two-bedroom (3+kk)

€ 203 088 | CZK 5 116 802

86 m², Malacky





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Total area	88 m ²
Floor area*	86 m ²
Balcony	2 m ²
Parking	1x garage space for EUR 15.900
Garage	Yes
Cellar	Yes
PENB	G
Reference number	44146

* 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.

The new Severin Residence residential project located in the center of Malacky offers above-standard living in a 2-bedroom apartment with a balcony in a multifunctional building with rich services.

The layout of the apartment consists of an entrance hall with space for a wardrobe, a bedroom with access to the balcony, a bathroom with enough room for adding a bath, washing machine, and sink, a separate toilet with a sink, a second bedroom, and a living room with the possibility of installing a spacious kitchen.

The apartment comes with a **cellar storage unit** and a parking space in the basement of the building for an additional fee. Facilities will include fire safety doors, air-conditioning, aluminum blinds, and underfloor heating.

The city center of Malacky offers, in addition to complete civic amenities, an **adjacent park** with the possibility of **active sports activities**. The Severin Residence multifunctional building will also offer its **own shopping center**. Another advantage of living in the town center is its wide range of cultural, social, shopping, and entertainment opportunities. Peaceful living with close and fast transport connections directly to a highway, while **Bratislava is only 20 minutes away by car**.

Area of the apartment 82 m² + 2 m² balcony + 4 m² cellar