Happy House Rentals, s.r.o.
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Is the estate atractive for you?
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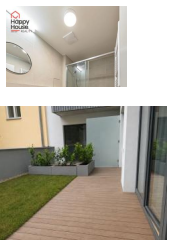
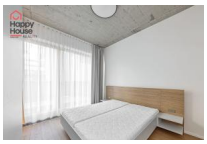
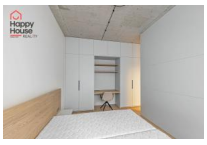
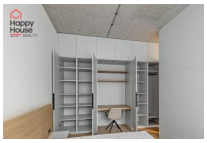
Rental of a furnished apartment 1+kk (48sqm) on the 2nd floor with a terrace (22sqm) in the multifunctional building Vítkovia Center, Prague 3 - Žižkov, Pod Vítkovem street.









24 900,00 CZK/ month

+ utilities 3,693 CZK + electricity (approx. 1,000 CZK), deposit 1,8x month rents

layout :	1+kk - Studio	size :	70
city :	Praha	town quarter :	Prague 3
district :	Žižkov	street :	Pod Vítkovem
number of rooms :		number of separate rooms :	
number of bathrooms :		number of separate toilets :	
number of toilets :		equipment :	
accessories :	terrace, elevator	other requirements :	
type of floor :		construction :	brick
type of parking :	garage	nearest public transport :	
infrastructure in the area :		PENB - Class :	B - Very economical

We offer for rent a new furnished 1+kk apartment with a terrace in the brand new Vitkovia project. The multifunctional building Vitkovia is located in Prague 3 in the heart of old Žižkov, close to Vítkov Park. The apartment unit is located on the 2nd floor of the building with an elevator and is oriented towards the east, offering the following amenities: The kitchen includes fitted cabinets with an electric oven, an induction double burner, a dishwasher, and a refrigerator with a freezer. There is also a dining table and two chairs. The living area includes a sofa, a coffee table, and a TV wall that visually separates the sleeping area. In the sleeping area, you will find a double bed, built-in wardrobes, and a writing desk with a chair. The bathroom has a shower, toilet, and a heated towel rail. The hallway contains large built-in wardrobes with a washing machine. Central heating is provided by a private gas boiler in the building. A garage parking space can be rented for 3,000 CZK per month. Excellent transport accessibility. Within walking distance is the Tachovské náměstí bus stop, which offers a comfortable ride to the center of Prague. The Husinecká tram stop (lines 5, 9, 15, 26) is a 5-minute walk away. Within a 10-minute walk is the Florenc metro station (lines B and C), where the main bus station is also located, offering connections to other regions and abroad. Alternatively, you can use the Křižíkova metro station (line B) in Karlín. The house is located in a

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- **RENTAL** AND **SALE** OF APARTMENTS AND HOUSES IN PRAGUE, STŘEDOČESKÝ AND LIBERECKÝ REGION
- SALE OF **APARTMENT BUILDINGS** AND DEVELOPMENT PROJECTS
- LAND
- COMMERCIAL PROPERTY

quiet part of Žižkov, below the Vítkov hill, with direct access to a bike path and a pedestrian trail leading through Vítkov to Karlín. Vítkov Park is ideal for running, walking, cycling, and picnics, offering beautiful views of Prague. The Vítkov Tunnel "Neboj" is part of the main bicycle route A25, which connects Žižkov with Karlín and the city center. Nearby is also the Pražačka Sports Complex with a swimming pool, playgrounds, and fitness center. Utility fees are 3,693 CZK (hot and cold water, heating, waste, elevator, cleaning, etc.) + electricity (about 800 CZK), which is transferred to the tenant's name. The security deposit of 1,8x month rents. Real estate commission is 1x monthly rent + VAT. The PENB certificate indicates class B. Available immediately or by agreement. This property is managed by our real estate agency = exceptional care for the property and for you as a tenant.