

Rental of a furnished apartment with 2 bedrooms (80 sqm) on the 3 floor above ground with a balcony (5 sqm) in the multipurpose building Vítkovia Centre, Prague 3 - Žižkov, Pod Vítkovem street

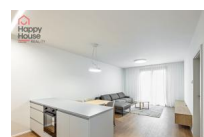
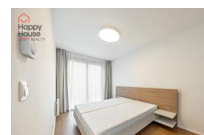


39 000,00 CZK/ month

+ utilities 6.076 CZK (hot and cold water, heating, waste, elevator, cleaning, etc.) + electricity (approx. 1,500 CZK), deposit 2 rents.

layout :	3+kk - 2 bedrooms	Celková užitná plocha :	76.95
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 :	balcony, cellar, 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 furnished apartment with 2 bedrooms in the newly built project Vitkovia. The multifunctional building Vitkovia is located in Prague 3, in the heart of old Žižkov, very close to Vítkov Park. The apartment unit is located on the 3 floor above ground of the building with an elevator, faces south and north, and offers the following equipment: The kitchen has a kitchen unit with an electric oven, a ceramic hob, a dishwasher, and a fridge with a freezer. There is also a dining table and four chairs. In the living area, there is a sofa, a coffee table, and a TV stand. The first bedroom has a double bed and built-in wardrobes. The second bedroom has two beds, two desks with chairs, and built-in wardrobes. The bathroom has a bathtub, a heating ladder, and preparation for a washing machine. The toilet with a sink is separate. The hallway has large built-in wardrobes. The central heating is provided by a private gas boiler room in the building. A garage parking space can be rented for 3,000 CZK per month and a cellar cubicle for 1,500 CZK per month. Excellent transport accessibility. Within walking



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distance is the bus stop Tachovské náměstí, from where you can comfortably get to the center of Prague. The tram stop Husinecká (lines 5, 9, 15, 26) is within a 5-minute walk. 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 the regions and abroad. Alternatively, the Křižíkova metro station (line B) can be used, with an entrance in Karlín. The house is located in a quiet part of Žižkov, below the Vítkov hill, with direct access to a bike path and a walking trail leading through Vítkov to Karlín. Vítkov Park is ideal for running, walking, cycling, and picnics. It offers beautiful views of Prague. The Vítkov tunnel "Neboj" is part of the main cycle route A25, which connects Žižkov with Karlín and the city center. Nearby is also the Pražačka Sports Complex with a swimming pool, playgrounds, and a fitness center. Utility fees 6,076 CZK (hot and cold water, heating, waste, elevator, cleaning, etc.) + electricity (approx. 1,500 CZK), which is transferred to the tenant. Real estate agency commission 1x monthly rent + VAT. Refundable security deposit equal to 2 months' rent. The PENB certificate indicates class B. Available immediately. This property is managed by our real estate agency, ensuring exceptional care for both the apartment and you as the tenant.

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