



🏠 56 m<sup>2</sup> 📄 Nekvasilova, Praha 8 - Karlín 📅 25 000 CZK per month



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

**Mgr. Adam Kvasnička**  
SALES & LEASE SPECIALIST

adam.kvasnicka@luxent.cz  
+420 730 511 611

Order number	<b>N7244</b>	Price	<b>25 000 CZK per month + fees</b>
Address	<b>Nekvasilova, Praha 8 - Karlín</b>	Type	<b>Apartments</b>
Disposition	<b>2 + kitchenette</b>	Usable area	<b>56 m<sup>2</sup></b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Floor	<b>2nd floor</b>
Parking	<b>Yes</b>	Garage	<b>Yes</b>
Terrace	<b>4 m<sup>2</sup></b>	Cellar	<b>2 m<sup>2</sup></b>

## About real estate

We offer for rent a furnished apartment 2+kt with a total usable area of 56 sqm in the new building Karlín Park, right next to metro station B - Invalidovna. The apartment is situated on the 3rd floor of a residential project with an elevator, it includes a terrace (4 sqm), garage and cellar, which are included in the price.

The layout includes an entrance hall with built-in wardrobes, a bedroom with storage space and a double bed, a living room with a sofa and a TV wall with a kitchenette and a bathroom with a bathtub, a sink and a toilet. The kitchen is equipped with all appliances - induction hob, extractor hood, hot air oven, dishwasher, fridge with freezer. From the living room there is an entrance to the terrace. Security door, washing machine. There is also a cellar. On the lowest floor there is a common courtyard with greenery. Security is provided by a camera system, hassle-free parking in the underground garage.

Close to the residence there is a full range of amenities. Karlín is a popular location due to excellent transport accessibility to the city center. Right next to the house there is a tram stop and metro station B - Invalidovna. Living in the city center and at the same time in a quiet location and within driving distance of the Old Town, Florence or Holešovice. Nearby is the motorway entrance with direct connections to Brno, Pilsen, Teplice, Liberec and Hradec Králové.

The apartment is rented fully equipped. For more information contact the broker.

Available immediately.