



Apartment Four-bedroom (5+kk)

Rented

191.05 m², Bratislava I, Staré Mesto, Hriňovská





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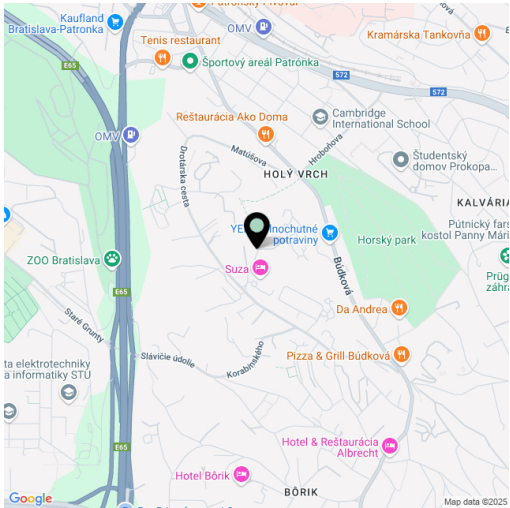
Total area	219 m²
Floor area*	191 m²
Balcony	13 m²
Terrace	16 m²
Parking	Yes
Cellar	Yes
Service price	EUR 250
PENB	A
Reference number	107899
Available from	Immediately

Modern four-bedroom apartment for rent in a new-build villa situated in a gated private complex at a lucrative address near Mountain Park. The complex consisting of six villas is located in a quiet and safe environment. This large apartment guarantees pleasant living in a quiet area with greenery, just a few minutes' drive to the city center.

The apartment is located on the 2nd floor of the villa (out of 4 floors). The layout consists of an entrance hall, four bedrooms, and a spacious living room with a **fireplace** connected to the dining area and kitchen with a pantry and access to the **terrace**. Each room has its own bathroom with a toilet and two rooms have **balconies**.

The apartment has a kitchen with built-in appliances and furniture. There is also a washing machine and dryer. The property is fully **air-conditioned**. The apartment comes with a **cellar storage unit**. The project provides free parking on the premises, and it is possible to rent parking spaces in the garages. Pets are allowed.

Net floor area 204 m², terrace 15.50 m², balcony 5.35 m² and 7.15 m². The entire complex is monitored by a camera system and a professional gardener takes care of the greenery.



* 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.

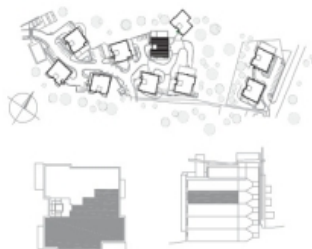


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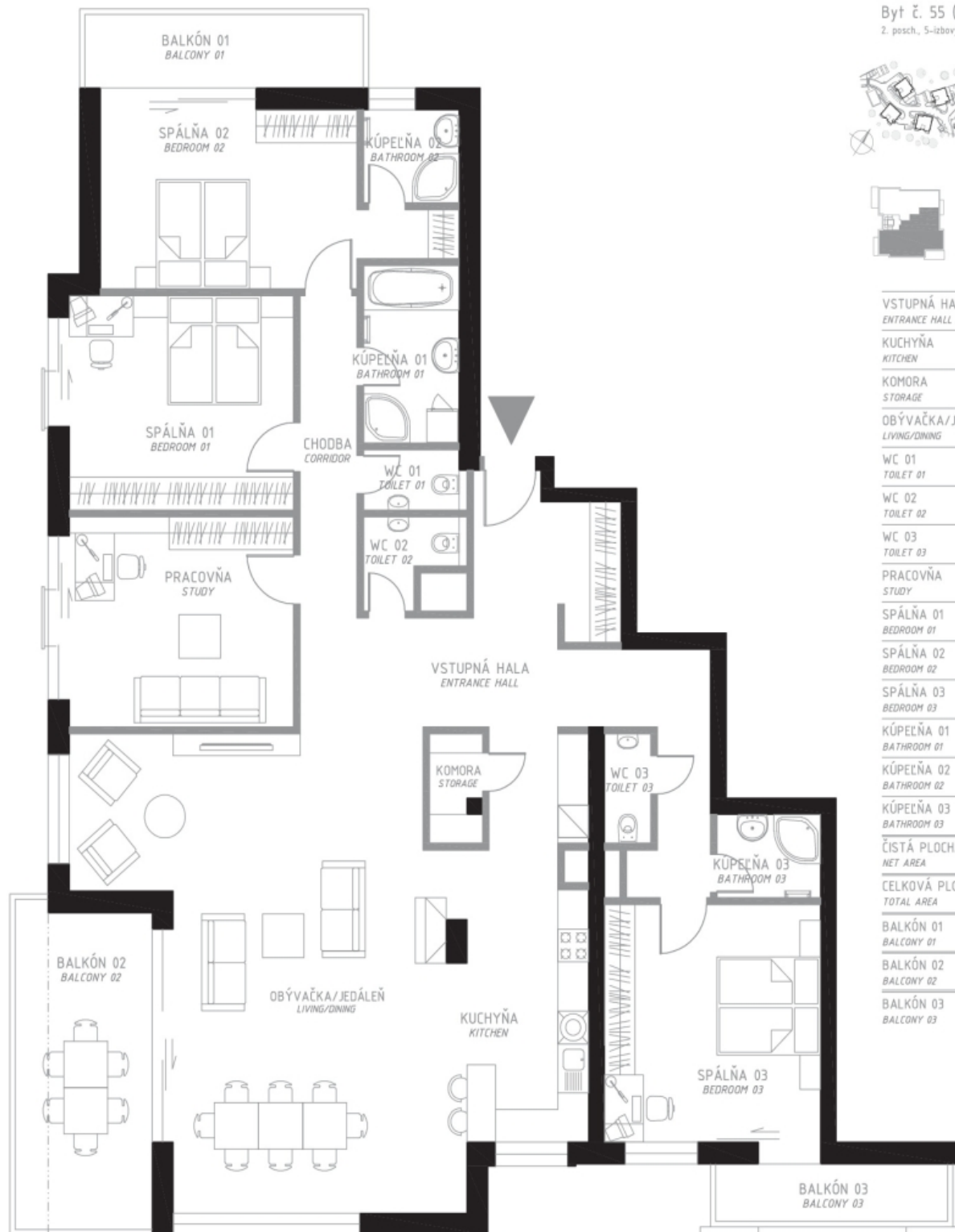
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Byt č. 55 (A.6.2.5)
2. posch., 5-izbový



m²/sqm

VSTUPNÁ HALA	31,65
ENTRANCE HALL	
KUCHYŇA	16,30
KITCHEN	
KOMORA	1,95
STORAGE	
OBÝVAČKA/JEDÁLEŇ	53,25
LIVING/DINING	
WC 01	2,00
TOILET 01	
WC 02	2,45
TOILET 02	
WC 03	1,60
TOILET 03	
PRACOVŇA	16,65
STUDY	
SPÁLŇA 01	16,95
BEDROOM 01	
SPÁLŇA 02	17,95
BEDROOM 02	
SPÁLŇA 03	18,15
BEDROOM 03	
KÚPEĽŇA 01	6,00
BATHROOM 01	
KÚPEĽŇA 02	3,10
BATHROOM 02	
KÚPEĽŇA 03	3,05
BATHROOM 03	
ČISTÁ PLOCHA	191,05
NET AREA	
CELKOVÁ PLOCHA	204,15
TOTAL AREA	
BALKÓN 01	7,15
BALCONY 01	
BALKÓN 02	15,50
BALCONY 02	
BALKÓN 03	5,35
BALCONY 03	



0 1,5 m 3 m 7,5 m

Mierka 1:75

Scale 1:75

Uvedené rozmery sú predbežné a nemusia sa zhodovať s realizačným projektom. V celkovej ploche bytu je započítaná plocha vnútorných priečok. Zariadenie predmetu v tomto pôdoryse sú len ilustračné. The dimensions shown on this plan are approximate only. Total area includes partition walls. The apartment equipment is illustrative.