



## APARTMENT FOR RENT, street Laubova, Praha 3

A rare opportunity to rent a unique lateral apartment within this prestigious boutique development, complimented by magnificent views over a prime Vinohrady square - Jiřího z Poděbrad. Ideally located for the fabulous amenities, near all that's trendy in Vinohrady: bars & restaurants, shops, services, farmer's market. A 'posh' reputation, lovely classic architecture, beautiful parks, plenty of culture, fine dining establishments made this area a draw for professionals from all over the world. "Royal Vinohrady" is high up on many wish lists.

Using the finest materials and latest technology, the apartment features: formal entry, a spacious living room with a fully fitted open kitchen and dining area, 1 bedroom, walk-in closet, fully equipped bathroom (shower, tub, toilet and bidet), and a guest toilet. The kitchen is equipped with high-quality appliances, the bathroom provides underfloor heating. High ceilings and lots of natural light.

Cool contemporary design, neutral decor, timber wood flooring in the living areas, highest quality designer fixtures & fittings throughout, built-in wardrobes, washer, dryer, security door, satellite and Internet connection, video entry phone, safe, air-conditioning, chip entrance system, custom bath cabinetry, designer lighting, & more! One parking space located 350m from the building included in rent. Rent 1624 EUR / month.

Tenant's fees: building service charges EUR 125 / person /month. Deposit for water and heating CZK 5,000 / month. Electricity will be transferred to the tenant's name. The apartment is offered on unfurnished bases, can be furnished at extra fee.

1x 1x

**39 910 CZK**

### Specification

Area: 90 m<sup>2</sup>

Bedrooms: 1

Bathrooms: 1

Floor: 1st floor

☒ Lift

☒ Air-conditioning

☒ Storage room (3 m2)

**Estate id:** 5683

**Web link:**

[www.viphomes.cz/5683](http://www.viphomes.cz/5683)

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