



156 m<sup>2</sup> Devonská, Praha 5 - Hlubočepy 65 000 CZK per month



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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|                 |                                      |                                    |                                        |
|-----------------|--------------------------------------|------------------------------------|----------------------------------------|
| Order number    | <b>N7387</b>                         | Price                              | <b>65 000 CZK per month + services</b> |
| Address         | <b>Devonská, Praha 5 - Hlubočepy</b> | Type                               | <b>Apartments</b>                      |
| Disposition     | <b>3 + kitchenette</b>               | Usable area                        | <b>156 m<sup>2</sup></b>               |
| Garden area     | <b>316 m<sup>2</sup></b>             | Energy performance of the building | <b>G - Extremely uneconomical</b>      |
| Floor           | <b>ground floor</b>                  | Device                             | <b>Yes</b>                             |
| Garage          | <b>Yes</b>                           | Terrace                            | <b>65 m<sup>2</sup></b>                |
| Cellar          | <b>4 m<sup>2</sup></b>               | Lift                               | <b>Yes</b>                             |
| Date to move in | <b>31. 3. 2025</b>                   |                                    |                                        |

## About real estate

We offer for rent a completely furnished apartment 3+kt with a living area of 91.3 sqm, which is part of the residence Sky Barrandov. The apartment is located on the ground floor, including a large terrace (64.9 sqm), a private garden (316.1 sqm) and a swimming pool. The apartment has two garages which are included in the price.

The layout features an entrance hall, a spacious living room with a kitchenette, two bedrooms, two bathrooms with a toilet, a dressing room and a technical room. The kitchen is fully equipped with Miele appliances. All rooms have entrance to the terrace, many storage and built-in wardrobes, three TVs, washing machine, cellar. Wooden floors and tiles, large French windows with insulating triple glazing, security and fireproof doors. The apartment operation is provided by intelligent Haidy system - security, consumption measurement, LED and RGB control, temperature setting, ventilation, central control of shutters and blinds.

The residential complex has an extra energy label A. The high energy efficiency, supported by the heat recovery units in each apartment, ensures minimal energy costs and savings in heat costs.

The location offers full amenities - schools, kindergartens, shops and services. Great accessibility by car and public transport. In the vicinity there is the Prokopské údolí nature reserve, bicycle paths, playgrounds, Hodkovičky golf course or Hamr - Braník sports complex.

Available immediately.