PERGO
REALITNÁ KANCELÁRIA

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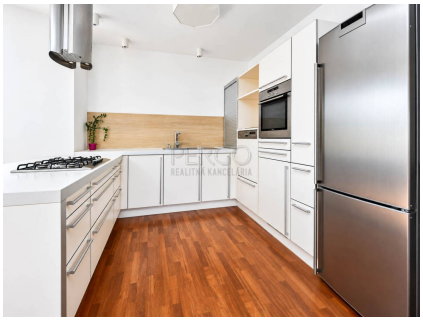
For Rent



# PERGO - 3-bedroom duplex apartment on Klenová street

**1 595,- EUR/month**
+ utilities 350,- EUR/month

**Area:** 147 $m^2$
**Rooms:** 4
**Furnished**

**Reference number:** 3905
**Street:** Klenová
**Location:** Bratislava III, Nové Mesto

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## Property - details

- Number of bedrooms: 2
- Bathroom with toilet: 1
- Bathroom without toilet: 1
- Separate toilet: 1
- Terrace: 110 $m^2$
- Loggia:
- New building
- Sunny
- Busy location
- Apartment on the floor: 5 / 6
- Lift: yes
- Energy certificate: not available
- Parking spot: 1
- Spot in common garage 1

## Equipment

- Air-conditioning
- Safety door
- Closet
- Open space
- Dishwasher
- Fridge and freezer
- Central heating
- Laminate floors
- Carpets
- Washing machine
- Internet
- Exterior blinders
- Kitchen exhaust
- Microwave oven
- Electric oven
- Plastic windows
- Internal blinds

PERGO Real Estate Agency offers for rent a sunny 3-bedroom duplex apartment with an area of 147 m2, a loggia of 16 m2 and a spacious terrace of 110 m2, located on Klenová Street in Bratislava, in the Nové Mesto – Kramáre district.

## LAYOUT

The apartment is located on the top 5th floor of a residential building with an elevator and is divided into two levels. The first level of the apartment consists of an entrance hall, bathroom with a corner bathtub, separate toilet, bedroom and spacious living room with a fireplace connected to the kitchen and dining area. There is access to the loggia from both the living room and bedroom. The second level consists of a spacious walk-through gallery with a children's area and access to the terrace, master bedroom with a double bed, walk-in closet and private bathroom with a shower and toilet. The bedroom also provides access to a spacious rooftop terrace.

## EQUIPMENT

The apartment is rented almost fully furnished and equipped, including electrical appliances such as a washing machine, TV and built-in kitchen appliances such as a refrigerator with freezer, el. oven, hood, gas hob, microwave oven and dishwasher. The apartment also features a fireplace, air conditioning, Bose sound system and external roller shutters. Additional furniture can be provided upon mutual agreement with the owners.

## LOCATION

The Kramáre location provides quality housing in a pleasant environment with plenty of greenery, good transport infrastructure and complete civic amenities nearby. There are Billa, Tesco and Kaufland grocery stores, pharmacies, a hospital, restaurants and various services in the surrounding area. The location also offers opportunities for sports activities, walks in nature and spending free time. The Deutsche Schule Bratislava German school, which includes a kindergarten, primary school

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and high school, is located approximately 7 minutes away on foot. The location also provides good accessibility by car and public transport.

## PRICE AND ADDITIONAL INFO

The rental price does not include utilities in the amount of 350 EUR/month. Internet connection and TV are included in the rental price. The apartment has a parking space in the underground garage and a private outdoor parking space. The apartment is available immediately.

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