



## Modern 1-bedroom apartment in the Guthaus project on Račianska Street

**900,- EUR/month**  
+ utilities 200,- EUR/month

**Area:** 48,77 m<sup>2</sup>  
**Rooms:** 2  
**Furnished**

**Reference number:** 3974  
**Street:** Račianska  
**Location:** Bratislava III, Nové Mesto



**Alexandra Jankeje**  
+421 907 888 820  
alexandra.jankeje@pergo.sk

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## Property - details

- › Number of bedrooms: 1
- › Bathroom without toilet: 1
- › Separate toilet: 1
- › Balcony: 9,35 m<sup>2</sup>
- › New building
- › Brick
- › Sunny
- › Handicap - friendly
- › Quiet location
- › Apartment on the floor: 2 / 8
- › Lift: yes
- › Energy certificate: A
- › Spot in common garage 1

## Equipment

- › Washing machine
- › Safety door
- › Cellar
- › Open space
- › Kitchen exhaust
- › Microwave oven
- › Electric oven
- › Aluminum windows
- › Electronic/video intercom
- › Built-in wardrobes
- › Exterior blinders
- › Induction hob
- › Dishwasher
- › Fridge and freezer
- › Wooden parquets
- › Floor tiles

Modern 1-bedroom apartment with a total area of 48.77 m<sup>2</sup> and a balcony of 9.35 m<sup>2</sup> is located in the Guthaus project on Račianska Street, in the Nové Mesto district.

## Layout

The apartment is situated on the 2nd floor out of 19 in a new residential building with an elevator. The layout consists of an entrance hall, a separate toilet, a bathroom with a bathtub, a bedroom, and a spacious living room connected to the kitchen. Both the living room and the bedroom have access to a large balcony.

## Equipment

The apartment is offered fully furnished and equipped. The kitchen includes built-in appliances such as a fridge with freezer, electric oven, induction hob, extractor hood, microwave, and dishwasher. The apartment also comes with a washing machine and TV. Modern features include ceiling heating and cooling, aluminum windows with external electric blinds, and insect screens. Security doors and a video intercom system are also included.

## Location

The Nové Mesto – Račianska Street area offers excellent access to the city center, complete civic amenities, and strong transport infrastructure. Nearby you will find grocery stores, services, public transport stops, as well as options for sports and leisure. The Guthaus project provides 24/7 security service.

## Price and additional info

The rental price does not include utilities in the amount of 200 EUR/month. The apartment has a parking space in the underground garage for the amount of 100 EUR/month. Optical internet (Orange) is paid separately by the tenant at 30 EUR/month. The apartment also includes a storage unit of 3 m<sup>2</sup> located on the 2nd floor. The apartment is available immediately.

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