



Spacious 4 bdr house 220 m<sup>2</sup>, with A/C and parking, lots of greenery  
Bratislava III - Nové Mesto - Pezinská

FOR RENT

2 250 €/Month  
+ utilities 350€

Property ID: 445839

Condition

**New building:** yes  
**Furnishing:** furnished  
**Building material:** brick

Size

**Number of rooms:** 5  
**Usable area:** 220 m<sup>2</sup>  
**Total area:** 220 m<sup>2</sup>  
**Built up area:** 100 m<sup>2</sup>

Floor

**Number of floors:** 2

Parking

yes

Property equipment

**Balcony:** yes  
**Air condition:** yes

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## Property description

**Spacious 4 bdr house 220 m<sup>2</sup>, with A/C and parking, pleasant location with lots of greenery**

### Disposition:

Total area 220 m<sup>2</sup>, situated on 3 floors in a newly built building.

Entrance hall, spacious sunny living room connected to large fully equipped kitchen (fridge, freezer, microwave oven, dishwasher, electric oven and hob, extractor hood), 4 bedrooms with built-in roll-door wardrobes with mirror, bathroom with bath, bathroom with shower, 2 separate toilets, spacious terrace.

### Equipment:

The house is air conditioned, rented fully furnished and equipped with electrical appliances.

### Location:

The house is located in a very nice location with good access by public transport and by car, beautiful surroundings of vineyards suitable for walks, decent civic amenities in the vicinity.

### Price and additional info:

Price does not include utilities (350€).

+ real estate commission.

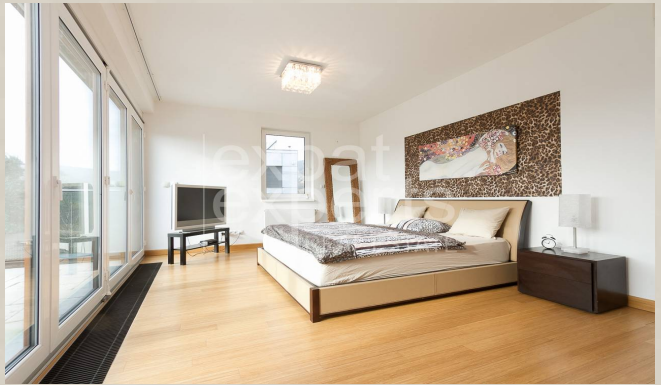
To the apartment belongs 2x parking space.

Available from 15.08.2024, viewings possible.

**We are looking forward to seeing you at the viewing!**

@surroundings of vineyards

@air conditioned



Link to property

**Rodinný dom - suterén**  
**Family house - basement**

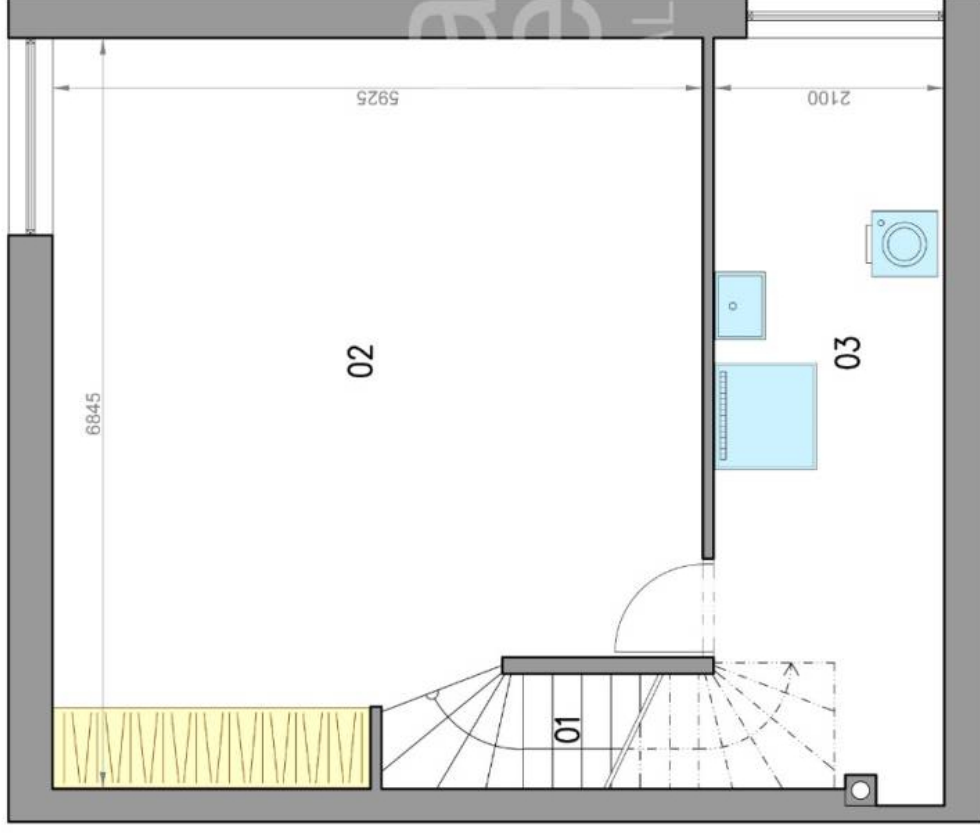
**Pezinská ulica**  
**Bratislava III**

LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS

01	SCHODISKO/STAIRWAY	4,3 m <sup>2</sup>
02	MIESTNOSŤ/ROOM	37,3 m <sup>2</sup>
03	PRAČOVŇA/LAUNDRY ROOM	14,9 m <sup>2</sup>
PLOCHA CELKOM/TOTAL AREA		<b>56,5 m<sup>2</sup></b>



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**Rodinný dom - prízemie**  
**Family house - ground floor**

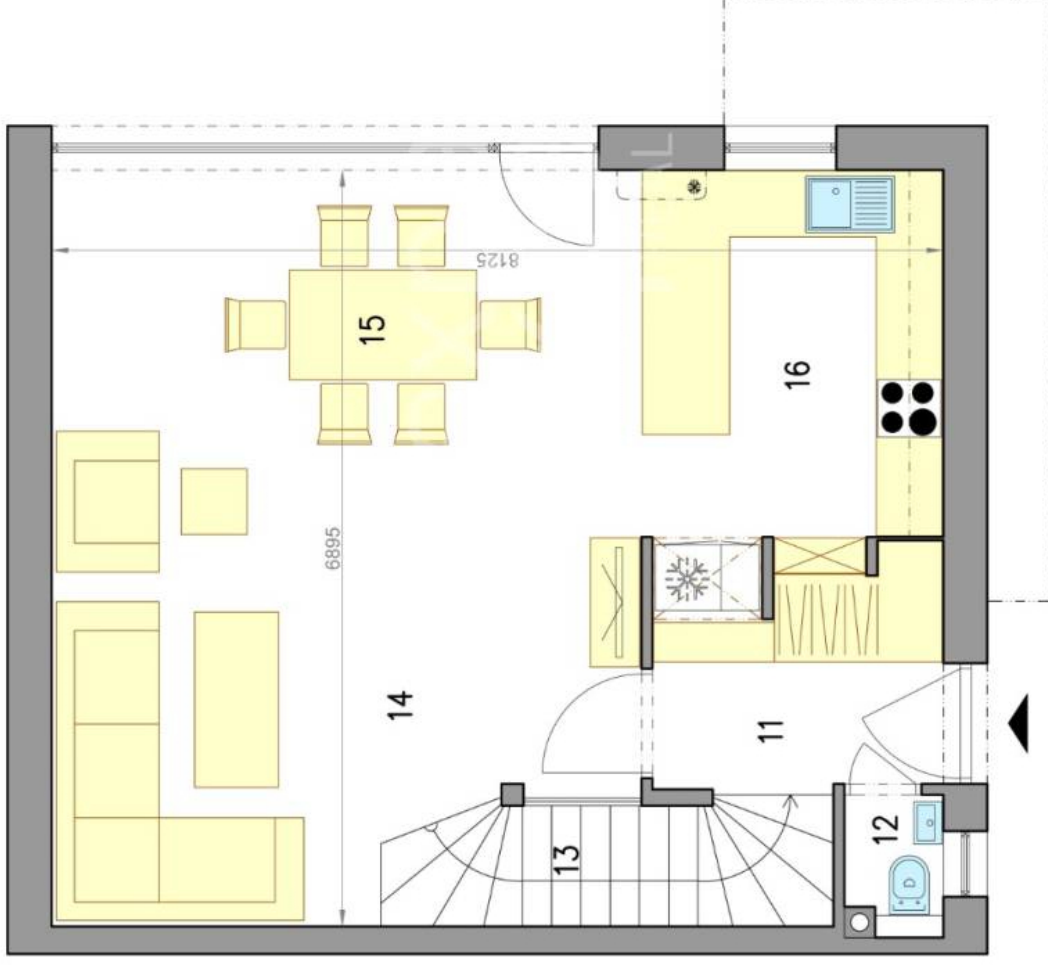
**Pezinská ulica**  
**Bratislava III**

**LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS**

11	VSTUPNÁ CHODBA/ENTRANCE HALL	5,1 m <sup>2</sup>
12	TOALETA/TOILET	0,9 m <sup>2</sup>
13	SCHODISKO/STAIRWAY	4,5 m <sup>2</sup>
14	OBÝVACIA IZBA/LIVING ROOM	20,8 m <sup>2</sup>
15	JEDÁLEŇ/DINING ROOM	14,4 m <sup>2</sup>
16	KUCHYŇA/KITCHEN	10,2 m <sup>2</sup>
<b>PLOCHA CELKOM/TOTAL AREA</b>		<b>55,9 m<sup>2</sup></b>



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**Rodinný dom - 1. poschodie**  
**Family house - 1st floor**

**Pezinská ulica**  
**Bratislava III**

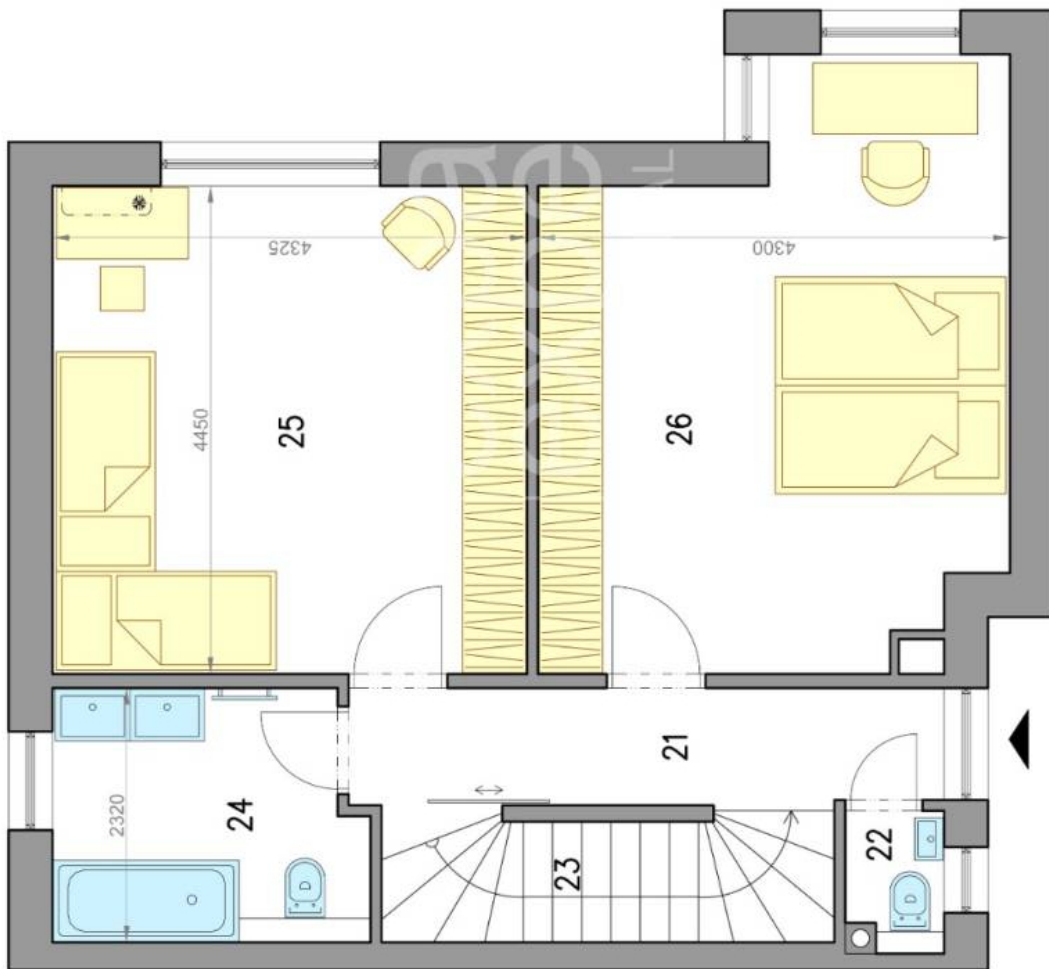
LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS

21	CHODBA/HALL	6,1 m <sup>2</sup>
22	TOALETA/TOILET	0,9 m <sup>2</sup>
23	SCHODISKO/STAIRWAY	4,5 m <sup>2</sup>
24	KÚPEĽŇA/BATHROOM	6,1 m <sup>2</sup>
25	IZBA/ROOM	19,2 m <sup>2</sup>
26	IZBA/ROOM	21,0 m <sup>2</sup>

PLOCHA CELKOM/TOTAL AREA **57,8 m<sup>2</sup>**



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**Rodinný dom - 2. poschodie**  
**Family house - 2nd floor**

**Pezinská ulica**  
**Bratislava III**

LEGENDA MIESTNOSTI/LEGEND OF ROOMS

31	IZBA/ROOM	21,9 m <sup>2</sup>
32	TOALETA/TOILET	1,3 m <sup>2</sup>
<b>PLOCHA CELKOM/TOTAL AREA</b>		<b>23,2 m<sup>2</sup></b>
33	TERASA/TERRACE	26,0 m <sup>2</sup>



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