



Sale One bedroom apartment, Jašíkova, Bratislava - Ružinov, Slovakia  
Bratislava II - Ružinov - Jašíkova - PRIMA PARK

FOR SALE

215 000 €  
( 4 970 € / m<sup>2</sup> )

Property ID: 675819

Condition

**New building:** yes  
**Furnishing:** furnished  
**Orientation:** north east  
**Year of construction:** 2015  
**Year of building approval:** 2021

Size

**Number of rooms:** 2  
**Usable area:** 43.2 m<sup>2</sup>  
**Total area:** 48.45 m<sup>2</sup>

Floor

4. of 7 floors  
**Elevator:** yes

Parking

public  
**Garage:** no

Property equipment

**Bathroom:** 1x, bath  
**Windows:** plastic  
**Balcony:** yes - 14.20 m<sup>2</sup>  
**Utility room:** 2.25 m<sup>2</sup>  
**Energy certificate:** B  
**Wheelchair access:** yes



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## Property description

### Description

We exclusively offer for sale a pleasant 2-room apartment in the center of Ružinov - project Prima Park on Jašíkova street, 4th floor with the elevator.

The floor area of the apartment is 43.20 m<sup>2</sup> + balcony 4.20 m<sup>2</sup>. The apartment has high ceilings of 3.10 m, which gives the compact space a feeling of space. The advantage is also low monthly costs for energies.

This apartment is an ideal choice for a young couple or individual, or as an investment for rent.

Barrier-free access to the building and apartment, building has a spacious passenger elevator.

The orientation of the apartment is east, so it does not overheat in the summer.

The apartment is sold with equipment.

The apartment has a cellar with an area of 2.25 square meters.

Virtual tour: <https://my.matterport.com/show/?m=iiAk3fTGtks>

Video: <https://www.youtube.com/watch?v=izfdsMnQmVI>

### Layout

The apartment consists of a hallway connected to the kitchen and living room, separate bedroom and bathroom with toilet.

The kitchen is equipped with all appliances (hob, electric oven, refrigerator with freezer, dishwasher, microwave).

From the living room there is access to a spacious balcony. The separate bedroom has a large roll-door on the entire wall.

The bathroom has a bath with glass screen, toilet, sink, cabinet with mirror and washing machine.

The apartment has plastic windows with a height of 2 meters, which provides a generous light. The windows are prepared for external electric blinds.

### Apartment house

The apartment building was built in 2015 by a complete reconstruction of the original multifunctional building. The house has its own boiler room.

The monthly cost for apartment for year 2022 is 122 EUR per month + electricity and internet.

An optical internet cable (SWAN) is installed in the building.

### Location

Jašíkova street is in the center of Ružinov and provides complete civic amenities within walking distance: hospital Ružinov, pharmacies, kindergartens, schools, public transport (buses, and trams), pharmacies, groceries (Billa, Lidl), cultural house Ružinov, parks, restaurant, OC Retro, playgrounds ..

### Price

The price of the apartment is 215.000 EUR including agency commission and complete real estate and legal services.

I look forward to seeing you!

**More information: Kristína Kubíková +421 940 609 230, [kubikova@expat.sk](mailto:kubikova@expat.sk)**

@1 exclusive

@furnished @new building



3D preview



Link to property



Video

**2-izbový byt**

**1 bedroom apartment**

**Jašíkova ulica**  
**Bratislava II**

**LEGENDA MIESTNOSTI/LEGEND OF ROOMS**

01	PREDSEŇ/HALL	3,75 m <sup>2</sup>
02	KÚPEĽNA/BATHROOM	5,10 m <sup>2</sup>
03	KUCHYŇA/KITCHEN	5,40 m <sup>2</sup>
04	SPÁLŇA/BEDROOM	13,15 m <sup>2</sup>
05	OBÝVACIA IZBA/LIVING ROOM	15,80 m <sup>2</sup>

**PLOCHA CELKOM/TOTAL AREA 43,20 m<sup>2</sup>**

**06 BALKÓN/BALCONY 3,00 m<sup>2</sup>**



Výmery majú iba informatívny charakter.

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