



Spacious 4bdr family house 250m<sup>2</sup>, with A/C, pleasant garden and garage  
Bratislava III - Nové Mesto - Trinásta

**FOR RENT**

**2 700 €/Month**  
+ utilities 500 €

**Property ID: 444978**

#### Condition

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

#### Size

**Number of rooms:** 5  
**Usable area:** 250 m<sup>2</sup>  
**Total area:** 250 m<sup>2</sup>  
**Land area:** 400 m<sup>2</sup>

#### Floor

**Number of floors:** 3

#### Parking

yes  
**Garage:** 1 car

#### Property equipment

**Bathroom:** 1x, yes  
**Balcony:** yes - 2  
**Front garden:** yes  
**Air condition:** yes

+421 903 526 220  
office@expat.sk



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## Property description

**Spacious 4bdr family house 250m<sup>2</sup>, with A/C, pleasant garden and garage**

### Disposition:

total area 250 m<sup>2</sup>, land area 400 m<sup>2</sup>, situated on 3 floors.

**Ground floor:** 1x room, kitchen corner, bathroom, terrace with an entrance to the garden.

**1st floor:** entrance room, kitchen, spacious living room with a dining area and balcony, separate toilet.

**2nd floor:** master en-suite bedroom, 2x room, bathroom, balcony.

### Equipment:

The house is air conditioned, rented unfurnished with fully equipped kitchen with electrical appliances, cable TV and internet, security system, interior blinds, sauna.

### Location:

House is situated in a favorite location in an enclosed guarded street. All amenities nearby.

### Price and additional info:

Price does not include utilities (500€).

+ real estate agent commission.

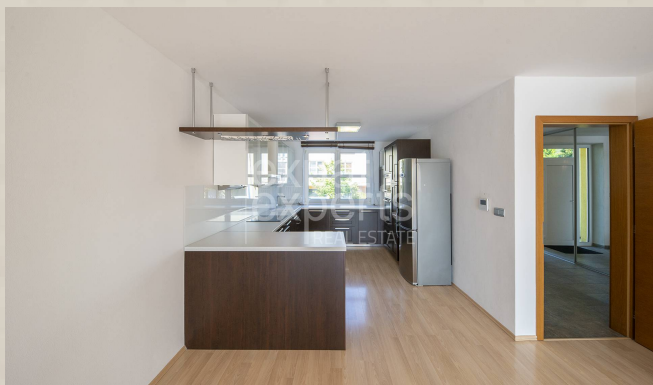
Garaged parking for 1 car and 1 outdoor parking space.

Available immediately.

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

@private street

@we have the keys



3D preview



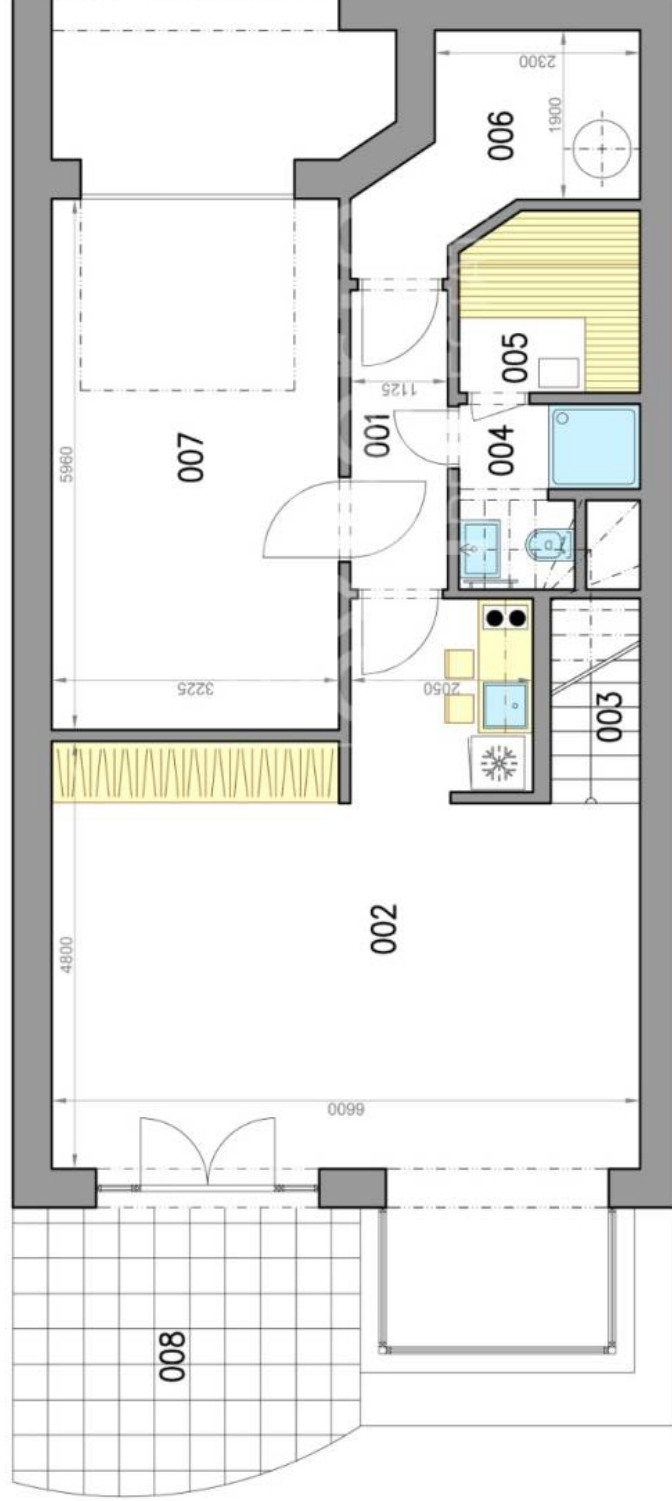
Link to property

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

**Trinásta ulica**  
**Bratislava III**

**LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS**

001	CHODBA/HALL	3,8 m <sup>2</sup>
002	MIESTNOSŤ/ROOM	37,3 m <sup>2</sup>
003	SCHODISKO/STAIRWAY	3,9 m <sup>2</sup>
004	KÚPEĽŇA/BATHROOM	3,5 m <sup>2</sup>
005	SAUNA/SAUNA	5,7 m <sup>2</sup>
006	TECH. MIESTNOSŤ/TECH. ROOM	3,5 m <sup>2</sup>
<b>PLOCHA CELKOM/TOTAL AREA</b>	<b>57,7 m<sup>2</sup></b>	
007	GARÁŽ/GARAGE	19,0 m <sup>2</sup>
008	TERASA/TERRACE	12,0 m <sup>2</sup>



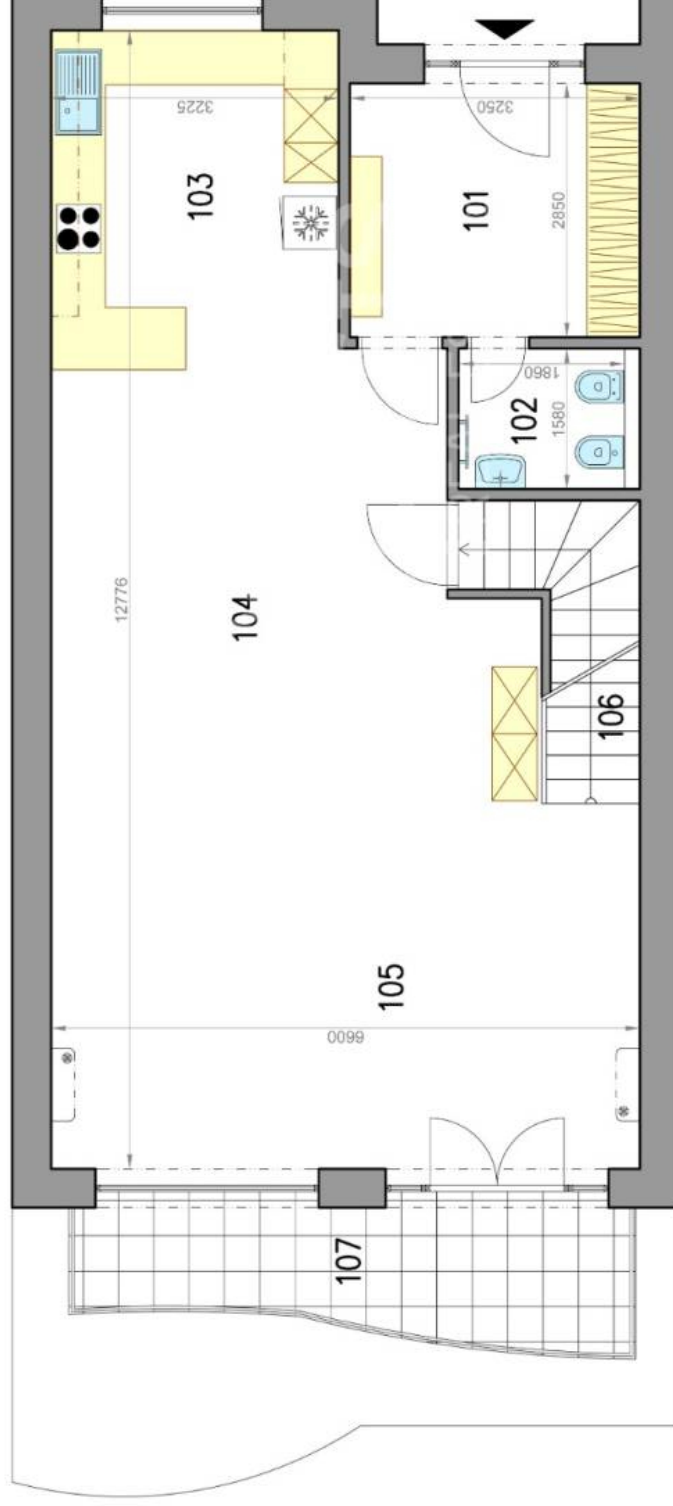
**Rodinný dom - prízemie**  
**Family house - ground floor**

**Trinásta ulica**

**Bratislava III**

**LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS**

101	VSTUPNÁ CHODBA/ENTRANCE HALL	9,4 m <sup>2</sup>
102	TOALETA/TOILET	3,2 m <sup>2</sup>
103	KUCHYŇA/KITCHEN	11,8 m <sup>2</sup>
104	JEDÁLEŇ/DINING ROOM	25,0 m <sup>2</sup>
105	OBYVACIA IZBA/LIVING ROOM	27,3 m <sup>2</sup>
106	SCHODISKO/STAIRWAY	4,6 m <sup>2</sup>
<b>PLOCHA CELKOM/TOTAL AREA</b>		<b>81,3 m<sup>2</sup></b>
107	BALKÓN/BALCONY	10,0 m <sup>2</sup>



**Rodinný dom - podkrovie**  
**Family house - attic**

**Trinásta ulica**  
**Bratislava III**

**LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS**

201 CHODBA/HALL	5,4 m <sup>2</sup>
202 IZBA/ROOM	14,5 m <sup>2</sup>
203 IZBA/ROOM	14,3 m <sup>2</sup>
204 KÚPEĽŇA/BATHROOM	6,8 m <sup>2</sup>
205 KÚPEĽŇA/BATHROOM	7,7 m <sup>2</sup>
206 IZBA/ROOM	26,5 m <sup>2</sup>
<b>PLOCHA CELKOM/TOTAL AREA</b>	<b>75,2 m<sup>2</sup></b>
207 BALKÓN/BALCONY	3,6 m <sup>2</sup>

