



## RESERVED Bright 2-bedroom apartment with a generous terrace in Jarovce

**379 000,- EUR**

**Area:** 94 m<sup>2</sup>

**Rooms:** 4

**Furnished / Unfurnished -  
Negotiable**

**Reference number:** 5372

**Street:** Smaragdová

**Location:** Bratislava V, Jarovce



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## Property - details

- › Number of bedrooms: 3
- › Bathroom with toilet:
- › Separate toilet:
- › Terrace: 128 m<sup>2</sup>
- › New building
- › Sunny
- › Quiet location
- › Apartment on the floor: 3 / 3
- › Lift: yes
- › Spot in common garage 5

## Equipment

- › Air-conditioning
- › Built-in wardrobes
- › Closet
- › Induction hob
- › Dishwasher
- › Fridge and freezer
- › Floor heating
- › Central heating
- › Internal blinds
- › Safety door
- › Cellar
- › Open space
- › Kitchen exhaust
- › Microwave oven
- › Electric oven
- › Floor heating
- › Laminate floors

Bright 4-room apartment with an area of 94 m<sup>2</sup> and a generous terrace of 128 m<sup>2</sup> with a view of Austria is located in the Jantár Jarovce project on Smaragdova Street. The originally 4-room apartment is currently converted into a 3-room apartment, but it can easily be converted back to a 4-room apartment.

## Layout

The apartment is located on the 3rd floor of total 3. The layout of the apartment consists of a hallway, walk-in closet, bathroom with toilet, separate toilet, bedrooms and a spacious living room connected to the kitchen. The apartment also includes a terrace, which is accessible from both the living room and the bedrooms.

## Equipment

The apartment is sold furnished or unfurnished, depending on the agreement. The equipment includes built-in kitchen appliances such as a refrigerator with freezer, electric oven, extractor hood, induction hob, microwave oven and dishwasher. In addition, the apartment is equipped with underfloor heating, air conditioning, security doors and built-in wardrobes.

## Location

The location in provides quality and quiet living and good transport infrastructure with quick access to other parts of Bratislava. The location is well connected to the D4 highway and other transport routes, which ensures a comfortable connection to the city and surrounding regions. The apartment is located near the border with Austria.

## Price and additional information

Up to 5 parking spaces in the underground garage can be purchased with the apartment for 20,000-25,000 EUR/space (various sizes). The apartment comes with a cellar (2 m<sup>2</sup>). Monthly costs for using the apartment, 1 parking space, electricity and internet are approximately 250 EUR/month.

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