

## Studio Košícká, Bratislava-Ružinov 740 €/month



Business name: HERRY'S s. r. o.

Registered seat of the company: Žilinská 7-9, 811 05 Bratislava 1 | Address of real-estate agency: Bajkalská 9/A, 831 04 Bratislava 3 | Business identification No.: 45 280 436 | Tax identification No.: 2022920339 | VAT identification No.: SK 2022920339 | Registration: City Court Bratislava 3, Section: Sro, File No. 61514/B | Bank connection: SK59 1100 0000 0029 2685 5132 - Tatra Banka



## HERRYS - FOR RENT MODERN 1 ROOM APARTMENT WITH A GARAGE PARKING LOT IN NEW BUILDING ZWIRN

**Real estate agency HERRYS** offers **exclusively** for rent modern 1 room apartment in new building **ZWIRN** in Ružinov - Nivy. The apartment is fully furnished. It is located on 3rd floor with a view to calm backyard. Pets are not allowed. Renting including 1 garage parking lot in underground garage. Suitable for max. 1 person without pets. Available from 1.7.2025.

total usable area: 43,78 m<sup>2</sup> (36,80 m<sup>2</sup> apartment + 4,98 m<sup>2</sup> balcony + 2,00 m<sup>2</sup> cellar)

orientation of the apartment: north-east

monthly utility costs: 160 EUR, including internet fee

## DISPOSITION

The apartment consists of entrance hall, bathroom with toilet and room with kitchenette with an access to balcony

## LOCALITY

Košická Street is located in the wider city center in the Ružinov - Nivy area. Near the building is a newly built bus station with the NIVY shopping center. The ZWIRN project transforms the industrial area into a new residential zone with many possibilities for an active urban life. Nearby there are complete civic amenities, restaurants, cafes, Trhovisko Miletičova, public transport.



**Ing. Michaela Ilavská**

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Ad ID: MID303

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## BENEFITS

- furnished above standard
- accessibility of the city center on foot
- fully equipped spacious kitchen including dishwasher
- ceiling cooling
- underfloor heating
- exterior blinds for remote control
- view of the quiet inner block
- above-standard equipped bicycle room in the apartment building (possibility to inflate the wheels, wash the bicycle)
- complete civic amenities
- garage parking lot

## PRICE

740 EUR rent, including parking + 160 EUR utilities, including internet

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Skutočné rozmery a plochy jednotlivých miestností môžu vykazovať odchýlky od prezentácie. Výmera miestností je vrátane prírukoviek. Riešenie zariadenia je ilustračné.



**E5.32**

**1-IZBOVÝ APARTMÁN**  
/STUDIO

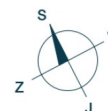
**3.NP / 2.POSCHODIE / LEVEL 2**

<b>01</b>	<b>Chodba</b> /Corridor	5,01 m <sup>2</sup>
<b>02</b>	<b>Obývacia izba</b> /Living room	18,90 m <sup>2</sup>
<b>03</b>	<b>Kuchyňa</b> /Kitchen	8,11 m <sup>2</sup>
<b>04</b>	<b>Kúpeľňa</b> /Bathroom	4,78 m <sup>2</sup>

**Plocha apartmánu**  
/Apartment area

**36,80 m<sup>2</sup>**

<b>05</b>	<b>Balkón</b> /Balcony	4,98 m <sup>2</sup>
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