

## 1-bedroom apartment Michala Bučiča, Bratislava-Devínska Nová Ves

**690 €/month**



Business name: HERRYS 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- MODERN 2-ROOM APARTMENT FOR RENT IN THE NEW BORY HOME-NOVÝ DVOR BUILDING, WITH PARKING.

HERRYS real estate agency offers for rent a 2-room apartment in the Bory Home - Nový dvor project, located in the Bratislava IV - Devínska Nová Ves district.

We offer a modernly furnished 2-room apartment with an area of 46 m<sup>2</sup> and a loggia of 11 m<sup>2</sup>, located on the 2nd floor with a south-west orientation. The apartment includes a parking space and a cellar.

The apartment is equipped with air conditioning, external blinds, high-speed internet, TV, high-quality built-in kitchen appliances, and a washer-dryer.

The layout includes an entrance hall with a built-in wardrobe, a bathroom with a bathtub, a separate toilet, a bedroom, and a living room connected to the kitchen. Both the living room and bedroom have access to the loggia.

Location: Bory – Nový dvor offers modern urban living with complete civic amenities, plenty of greenery, and excellent transport links to the city center and the highway bypass.

Usable area: 46m<sup>2</sup>

Orientation: Southwest

Floor: 2nd floor

Monthly operating costs: 180 EUR energy

The apartment is available from February 1 and is suitable for 1-2 adults.

Translated with DeepL.com (free version)

Mgr. Lenka Kmec

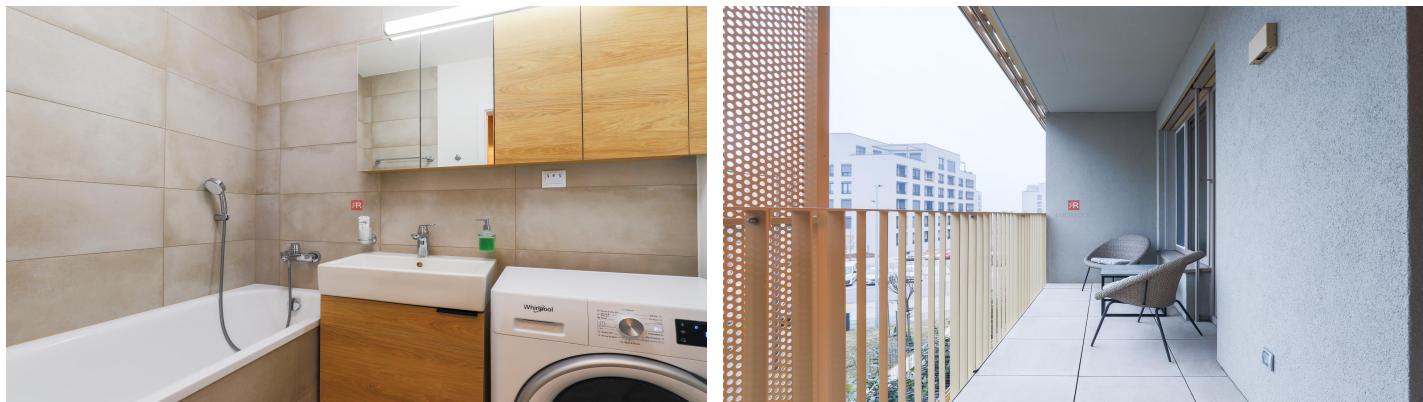
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Ad ID: LK006

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## DISPOSITION

The layout of the apartment consists of an entrance hall with a built-in wardrobe, a separate toilet, a bathroom with a bathtub and a new washer-dryer, a bedroom, and a living room connected to the kitchen. Access to the loggia with outdoor seating is possible from both the living room and the bedroom. The apartment faces southwest and the windows are equipped with insect screens.

## LOCALITY

The Bory - Nový dvor neighborhood is one of the most modern districts in Bratislava, offering the perfect combination of comfortable living and excellent accessibility. The immediate vicinity offers a full range of amenities, including shopping centers, services, sports facilities, and healthcare. Residents particularly appreciate the abundance of greenery, well-maintained public spaces, and wide range of opportunities for active leisure. The location has quick connections to the city center and the highway bypass, ensuring comfortable urban living with modern standards.

## BENEFITS

- modern new building in the Bory Home - Nový dvor project
- enclosed complex with CCTV
- completely new custom-made furnishings
- spacious loggia with outdoor seating
- external electric blinds and air conditioning

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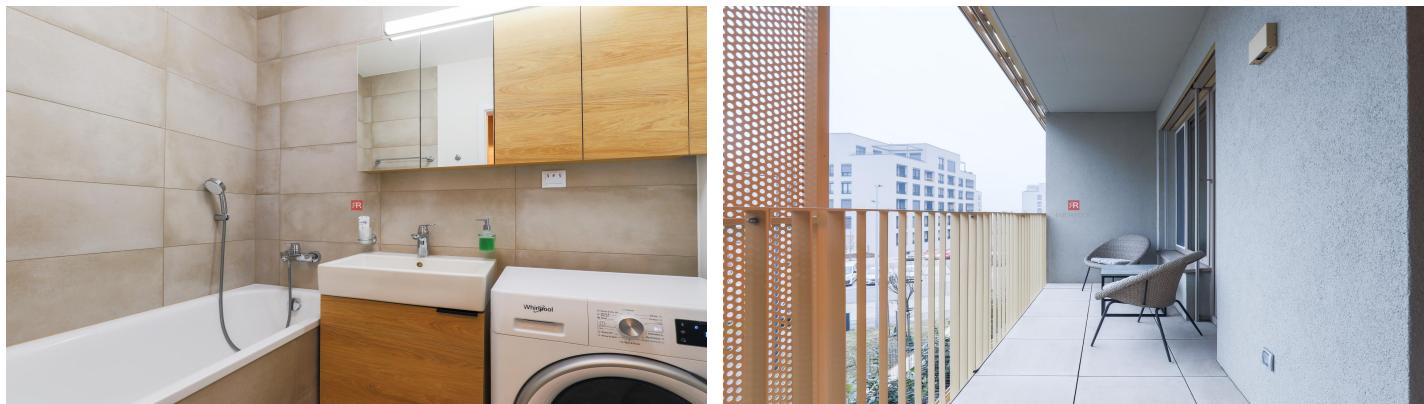
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- parking space included in the rent
- basement storage room available
- southwest orientation of the apartment
- high-quality built-in appliances
- quick connection to the highway
- all amenities within walking distance
- green environment with opportunities for active recreation

## PRICE

Rent: €690 Utilities (including TV and internet): €1801 month's deposit

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