



## Apartment Three-bedroom (4+kk)

€ 3 999 | CZK 100 000

212 m², Prague 10, Vinohrady, Hradešinská





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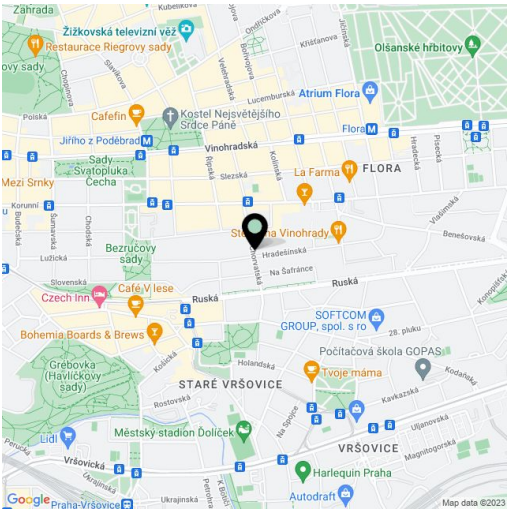
212 m², Prague 10, Vinohrady, Hradešinská

|                  |   |
|------------------|---|
| Total area       | 212 m²  |
| Parking          | Two garage parking spaces.  |
| Garage           | Yes   |
| Cellar           | -   |
| Service price    | Monthly fixed payments for services, heating, water, and electricity: CZK 12,000. |
| PENB             | B   |
| Reference number | 101406  |
| Available from   | Immediately   |

This furnished premium apartment with 3 bathrooms is on the 2nd floor of a new residential building with an elevator, beautifully located in a quiet residential area abundant with stately villas and greenery, in the popular Vinohrady neighborhood, with quick access to the city center. Within easy reach of the Sady Bratří Čapků, Heroldovy, and Bezručovy Sady parks, within walking distance of the Jiřího z Poděbrad and Flora metro stations (line A), as well as complete services and amenities.

The interior features a huge living room with a fully fitted open plan kitchen, a dining area, and a French window offering views of the green courtyard, a master bedroom with a **walk-in closet**, French windows, and a bathroom (bathtub, walk-in shower, toilet, bidet), a bedroom with a **walk-in closet** and a bathroom (walk-in shower, toilet with a bidet shower), and a bedroom with a bathroom (walk-in shower, bidet, toilet). There is a fitted **walk-in closet**, a utility room, a guest toilet, and an entrance hall with built-in wardrobes.

High standard equipment, heat recovery ventilation, hardwood parquet floors, tiles, security entry door, automatic exterior blinds, central heating, underfloor heating in the bathrooms, washer, dryer, custom-made Hanák kitchen, Miele kitchen appliances, dishwasher, induction cooktop, video entry phone, alarm, cellar. Two garage parking spaces are included.



\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.