



## Apartment One-bedroom (2+kk)

Sold

50 m<sup>2</sup>, Praha 3, Vinohrady, Řípská





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Total area	50 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	100344

**This bright attic apartment is located on the 4th floor of a corner historic apartment building with an elevator, on a quiet side street in an attractive district near Jiřího z Poděbrad Square with its iconic church and close to two parks.**

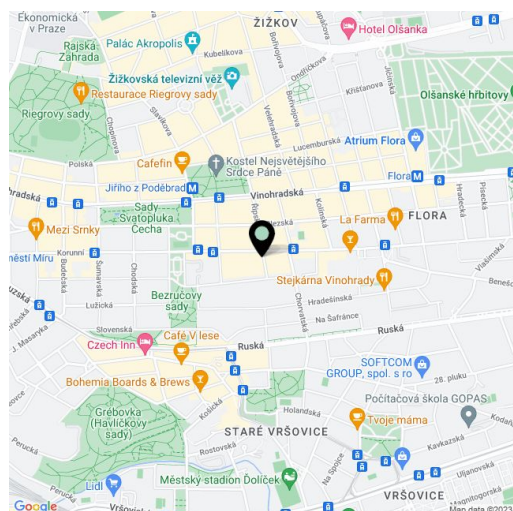
The layout consists of a living room with a kitchen, a bedroom, a bathroom (with a bathtub, toilet, and bidet), a separate toilet, and an entrance hall.

The French windows of the living room face the **courtyard** and a large attic window illuminates the **air-conditioned bedroom**. The wooden **parquet floors** are newly sanded. The heat source is a gas boiler. The building is nicely maintained and has **an elevator**.

An excellent location in the **wider city center**, in a place with a complete infrastructure. Just a few steps away are cafes, restaurants, shops, and a metro station and tram stop. **This elegant district** is very pleasant thanks to several landscaped parks, including the nearby **Svatopluk Čech and Bratří Čapků parks**.

Floor area 49.6 m<sup>2</sup>.

In addition to regular property viewings, we also offer real-time video viewings via WhatsApp, FaceTime, Messenger, Skype, and other apps.



\* Size of the unit according to the Housing Act.  
The area consists of the sum total of the internal area of every room.



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