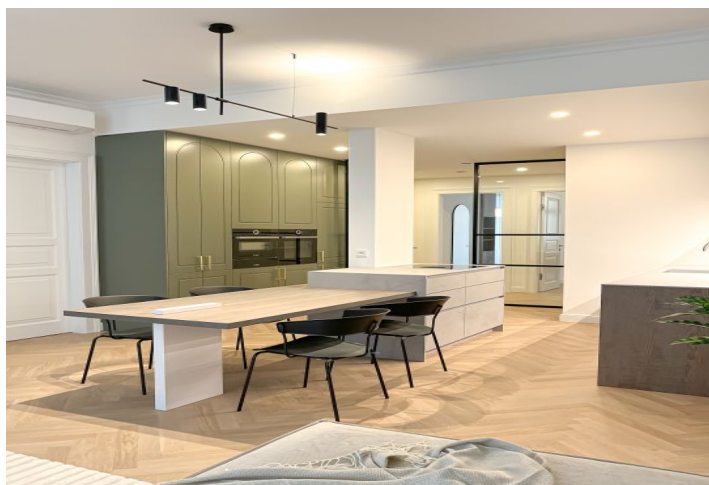




Apartment Three-bedroom (4+kk)

Rented

118.4 m², Prague 2, Vinohrady, Mánesova





Apartment Three-bedroom (4+kk)

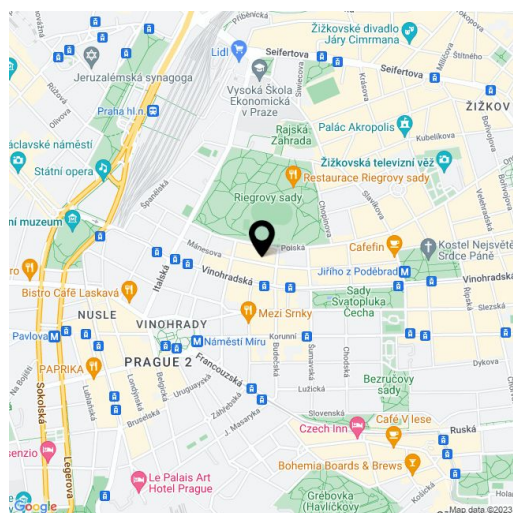
Rented118.4 m², Prague 2, Vinohrady, Mánesova

Total area	122 m ²
Floor area*	118 m ²
Balcony	3 m ²
Parking	-
Cellar	3 m ²
Service price	Monthly deposit for service charges and utilities is billed separately.
PENB	G
Reference number	100703
Available from	Immediately

This high-end, fully refurbished, semi furnished air-conditioned 3-bedroom 2-bathroom apartment with a balcony is situated on the first floor of a completely and meticulously renovated Vinohrady apartment building with a new elevator and preserved original architectural details. The Art Nouveau building is located on a tree-lined street near Riegrovy Sady Park and Jiřího z Poděbrad Square. This attractive residential location offers a variety of shopping opportunities, including a popular farmer's market, restaurants, cafes, and bistros, a wide selection of schools, landscaped parks, playgrounds, and easy access to the city center by metro, tram, and car. A metro station and a tram stop are just a minute's walk away.

The interior features a living room with a fully fitted open plan kitchen and bay windows with views of the tree-lined street, a master bedroom with an en-suite bathroom (bathtub, toilet), a bedroom with a balcony, a bedroom with a small storage room, a family bathroom (walk-in shower, toilet), a utility/storage room, an additional separate toilet, and an entrance hall.

Air-conditioning, smart home system, hardwood parquet floors, large-format tiles, built-in wardrobes in all bedrooms, designer furniture, underfloor heating in the bathrooms, washer, dryer, custom-made kitchen, dishwasher, induction cooktop, TV, cellar.



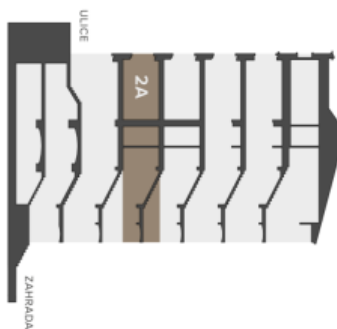
* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



Apartment Three-bedroom (4+kk)

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118.4 m², Prague 2, Vinohrady, Mánesova



Řez domem
Pozice bytu v rámci domu



Půdorys podlaží
Umístění bytu na patře

BYTOVÝ PROSTOR

4+KK

2. NP 124,3 M²

2A.01	HALA	7,3 m ²
2A.02	LOŽNICE	18,3 m ²
2A.03	LOŽNICE	14,0 m ²
2A.04	KOMORA	11 m ²
2A.05	TOALETA	2,7 m ²
2A.06	KOUPELNA	3,9 m ²
2A.07	OBYVACÍ POKOJ S KUCHYŇSKÝM KOUTEM	36,3 m ²
2A.08	KOMORA	2,6 m ²
2A.09	LOŽNICE	19,6 m ²
2A.10	KOUPELNA	4,3 m ²
2A.11	BALKON	31 m ²
S1.2A	SKLEP	2,8 m ²
UŽITNÁ PLOCHA CELKEM (včetně balkonu a sklepu)		116,0 m ²
CELKOVÁ PLOCHA (včetně balkonu, konstrukcí a sklepu)		124,3 m ²

