



## Apartment Two-bedroom (3+1)

Rented

120 m<sup>2</sup>, Praha 2, Nové Město, Podskalská





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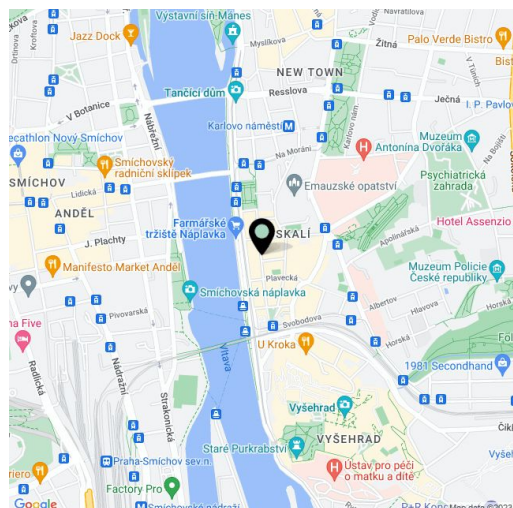
120 m<sup>2</sup>, Praha 2, Nové Město, Podskalská

Total area	120 m <sup>2</sup>
Parking	-
Cellar	-
Service price	Monthly deposit for service charges and water: CZK 1,000/person. Gas and electricity are billed separately.
PENB	G
Reference number	101295
Available from	Immediately

This newly refurbished 2-bedroom apartment on the third floor of a fully renovated historic building with an elevator is situated on a quiet street moments from the Emauzy Monastery and the Vltava riverbank, very close to the Palackého (Karlovo) náměstí metro station and tram stop. Located within easy reach of the city center and full amenities, near the popular Náplavka embankment, and within walking distance of the Vyšehrad gardens and numerous cafes, bistros, and restaurants.

The apartment includes a walk-through living room with bay windows, a fully fitted kitchen, 2 bedrooms, a shower room, a separate toilet, a walk-in closet, a boiler room, a utility room with a second toilet, and a spacious entrance hall.

Laminate floating floors, tiles, gas boiler, washing machine, dishwasher, induction cooktop, and security entry door.



\* 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.