



## Apartment Three-bedroom (4+kk)

Rented

154 m<sup>2</sup>, Prague 10, Vršovice, Bulharská





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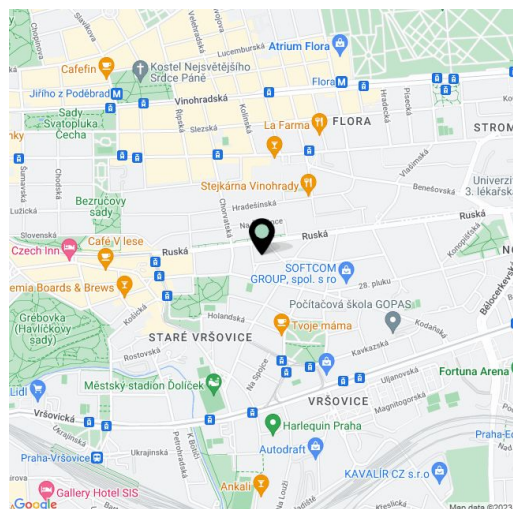
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Total area	158 m <sup>2</sup>
Floor area*	154 m <sup>2</sup>
Balcony	4 m <sup>2</sup>
Parking	-
Cellar	-
Service price	Monthly deposit for services and water: CZK 2,800. Electricity and gas are billed separately.
PENB	D
Reference number	101430
Available from	Immediately

This newly renovated unfurnished split-level attic apartment with 2 bathrooms and a balcony is on the 6th floor of a refurbished residential building with an elevator. Located on a quiet street on the border of Vinohrady and Vršovice, in close vicinity of the Heroldovy Sady, Havlíčkovy Sady, and Bratří Čapků parks. A location with a full spectrum of amenities in the area and quick access to the city center by tram and bus, only a few stops away from the Náměstí Míru and I.P. Pavlova metro stations.

The lower level of the apartment includes a living room with a **fireplace**, a fully fitted open plan kitchen and access to the **balcony**, two bedrooms facing a quiet courtyard, a bathroom with a bathtub, a separate toilet, a laundry room, a large coat closet/storage space, and an entrance hall. The upper floor offers a spacious gallery/bedroom, an open **study** on the gallery, a shower room, a separate toilet, two **walk-in closets**, and a utility room with storage space.

**Air-conditioning**, heated ceramic tile floors, storage space, gas boiler, new appliances, dishwasher, induction cooktop, microwave oven, alarm.



\* 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.