



## Apartment One-bedroom (2+kk)

Sold

45 m<sup>2</sup>, Prague 1, Staré Město, Náprstkova





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Total area	47 m <sup>2</sup>
Floor area*	45 m <sup>2</sup>
Balcony	2 m <sup>2</sup>
Parking	-
Cellar	Yes
PENB	G
Reference number	10317

This quiet apartment with large windows and a balcony overlooking a picturesque courtyard is located on the 1st floor of a historic building without an elevator. The nicely renovated building stands on a quiet Old Town street just a few steps from the Charles Bridge, and the Bethlehem, Old Town and Wenceslas squares.

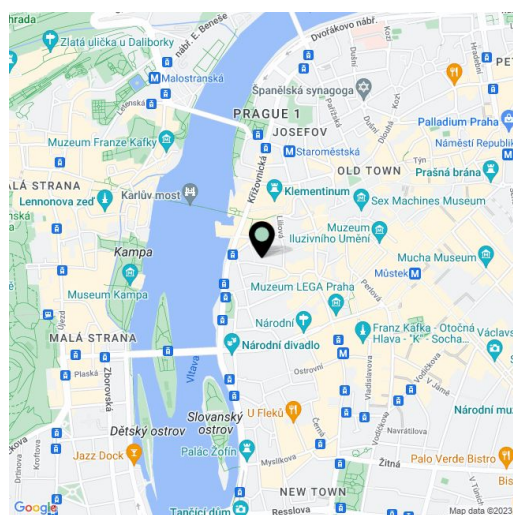
The layout consists of a living room with a kitchen, 1 bedroom, a bathroom (with a bathtub and toilet), and an entrance hall. The apartment includes a private lockable balcony with seating and nice views. The balcony is accessible from the common corridor.

Facilities include casement windows, high ceilings, wooden parquet floors, a fully equipped kitchen (dishwasher, electric oven, refrigerator, hob), and built-in wardrobes. A electric boiler is used for heating. There is **no elevator in the building** with 3 apartments per floor, and access to the apartment is via the original stone spiral staircase.

This attractive place is located near the Smetana embankment and Charles Bridge. The area is full of historical palaces and churches, and it is close to Klementinum or the Pražská křižovatka cultural center, for example.

Excellent transport accessibility is made possible by trams from a stop only a 1-minute walk away, and it takes around 10 minutes to walk to the Staroměstská, Můstek, or Národní metro stations.

Floor area 45 m<sup>2</sup>, balcony 2 m<sup>2</sup>.



\* Size of the unit according to the Housing Act.

The area consists of the sum total of the internal area of every room.