



## Apartment Two-bedroom (3+1)

Rented

95 m<sup>2</sup>, Praha 2, Vinohrady, Mánesova





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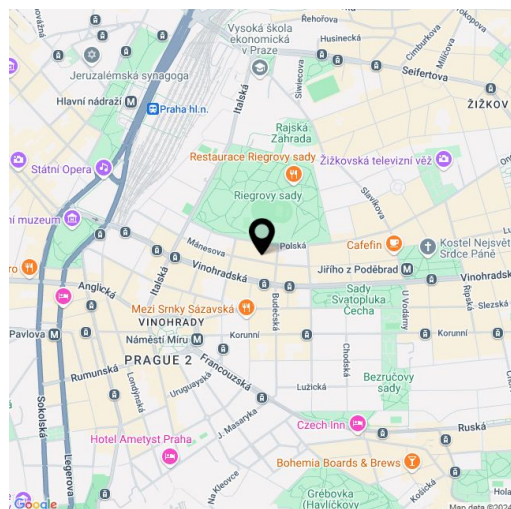
95 m<sup>2</sup>, Praha 2, Vinohrady, Mánesova

Total area	99 m <sup>2</sup>
Floor area*	95 m <sup>2</sup>
Loggia	4 m <sup>2</sup>
Parking	-
Cellar	-
Service price	Monthly deposit for service charges, water and heating: CZK 6,000. Electricity is billed separately.
PENB	Not required
Reference number	106264
Available from	Immediately

This furnished renovated 2-bedroom apartment with an enclosed balcony is situated on the 5th floor of a well kept Functionalist corner building from the 1930s, with a lift. Located in the highly sought after residential neighborhood of Vinohrady just moments from Riegrovy Sady Park and a few blocks from the Náměstí Míru and Muzeum metro stations, within easy reach of full amenities and services, and a ten-minute walk to Wenceslas Square.

The interior features a living room, a fully fitted kitchen with a dining area, a pantry and enclosed balcony access, a bedroom with built-in wardrobes and views of the quiet courtyard, a second bedroom, a bathroom with a bathtub, and an entrance hall with built-in wardrobes.

Hardwood parquet floors, tiles, ceiling radiant heating system ("Crittall" system) in the floors and ceilings, washing machine, dryer, dishwasher, microwave oven.



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

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