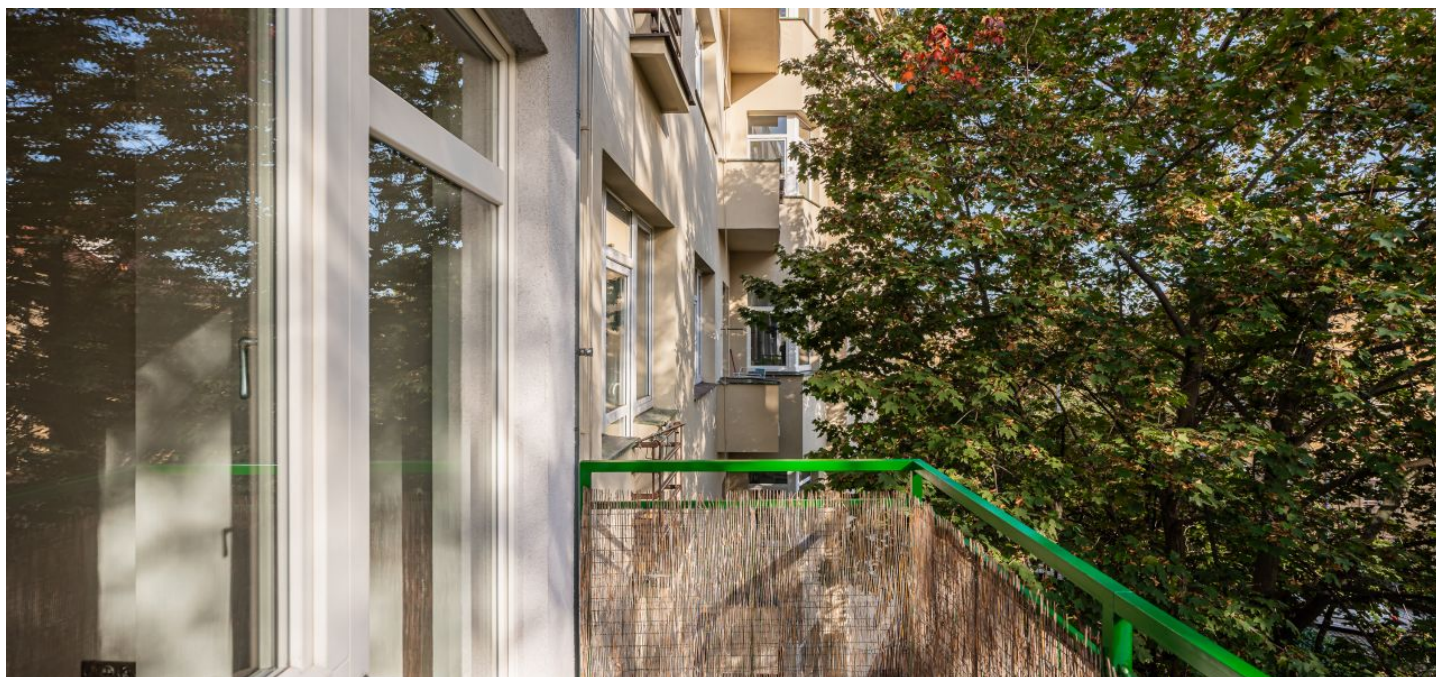




Apartment One-bedroom (2+kk)

€ 346 404 | CZK 8 790 000

47 m², Praha 10, Vršovice, Ruská





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47 m², Praha 10, Vršovice, Ruská

| | |
|------------------|---|
| Total area | 51 m ² |
| Floor area* | 47 m ² |
| Balcony | 5 m ² |
| Parking | Possibility to purchase a parking space |
| Cellar | Yes |
| PENB | C |
| Reference number | 106427 |

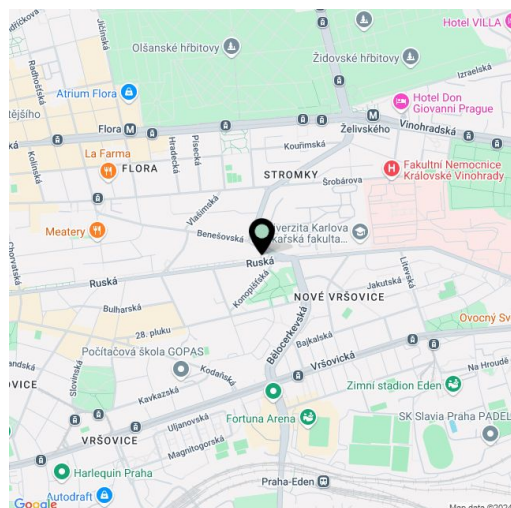
This well-renovated apartment with a balcony offering a view of the treetops is located on the 1st floor of a fully renovated functionalist building with an elevator in a popular residential area on the border of Vinohrady and Vršovice.

The layout of the apartment consists of a living room with a kitchen, 1 bedroom, a bathroom (shower, sink, toilet) and an entrance hall. The living room is joined by a **south-facing balcony with a view of the greenery** in the courtyard.

The entire house was **expensively renovated** in 2015. The floors in the apartment are wooden, as are the new windows, the entrance door is security, the heating is central. **The custom-made kitchen** is fully equipped and expanded with a work island. The unit has a **cellar**, in the underground garages 5 minutes' walk from the house is the possibility of **purchasing a parking space** (1,450,000 CZK).

The location in the neighborhood of an **important Vinohrady residential district** stands out for its many bistros and cafes and **wide opportunities for culture and sports**, the **F. A Libra public park** is located in the adjacent courtyard, other parks including **Grébovka** are within walking distance. A bus with connections to the Florenc subway station stops near the house, a tram stop is a 5-minute walk away, from which you can reach Míru Square and the city center in a short time.

Floor area 46.79 m², balcony 4.67 m², cellar.



* Size of the unit according to the Housing Act.
The area consists of the sum total of the internal area of every room.



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