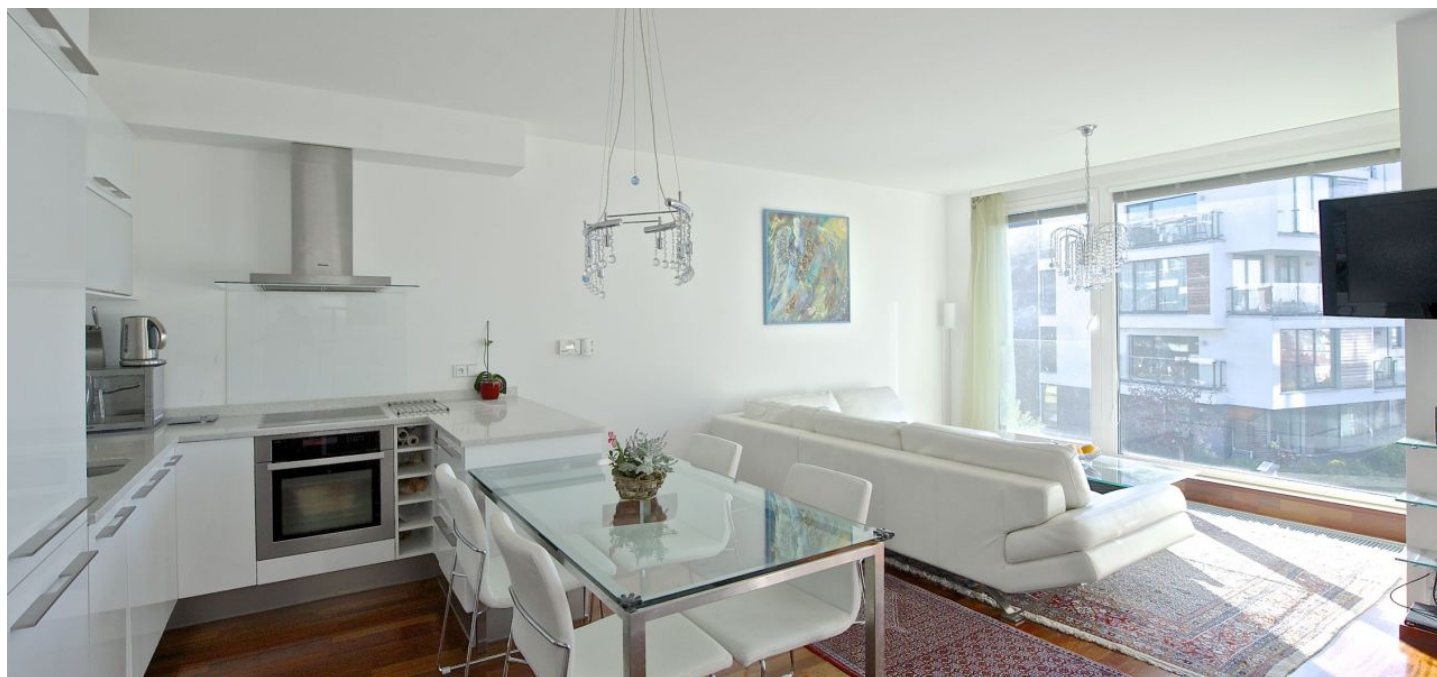




## Apartment Studio (1+kk)

58 m², Prague 2, Vinohrady, Italská

€ 951 | CZK 23 500





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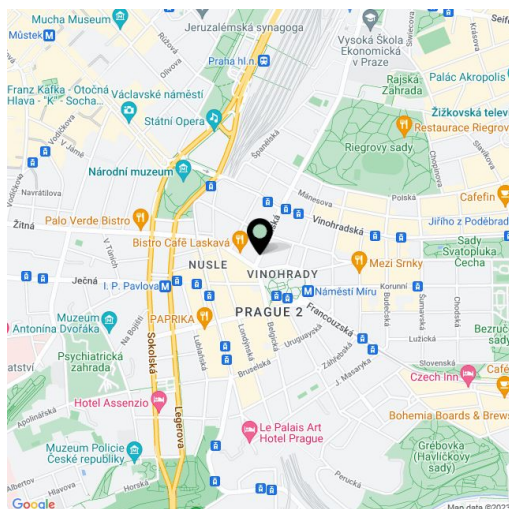
€ 951 | CZK 23 500

Total area	64 m²
Floor area*	58 m²
Balcony	6 m²
Parking	Garage space.
Garage	Yes
Cellar	-
PENB	G
Reference number	11475
Available from	Immediately

Completely furnished air-conditioned second floor studio with a balcony and views of the Prague Castle and Malá Strana, situated in a modern residential development Riegrovy Sady Residence right across the park, and a few minutes to Wenceslas Square. Secure gated community with 24-hour reception and security cameras, plus on-site caretaker and management. Bus stop close by, a short walk to trams and metro.

The studio consists of a fully fitted kitchen open to the living room, sleeping area with built-in wardrobes, floor-to-ceiling windows and access to the balcony, bathroom (whirlpool, walk-in shower, toilet with bidet shower), and an open entry hall with more built-in storage.

Wood parquet floors, security door, gas boiler, washer, Miele kitchen appliances, wine fridge, TV, alarm, video entry phone, lift to the garage. One on-site underground parking space for CZK 3000 per month must be rented together with the apartment. Common building charges and water CZK 3500 per month. Gas and electricity are billed separately. Available from December 2018.



\* 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.