



## Apartment Three-bedroom (4+1)

Rented

150 m<sup>2</sup>, Praha 6, Hradčany, Na baště sv. Ludmily





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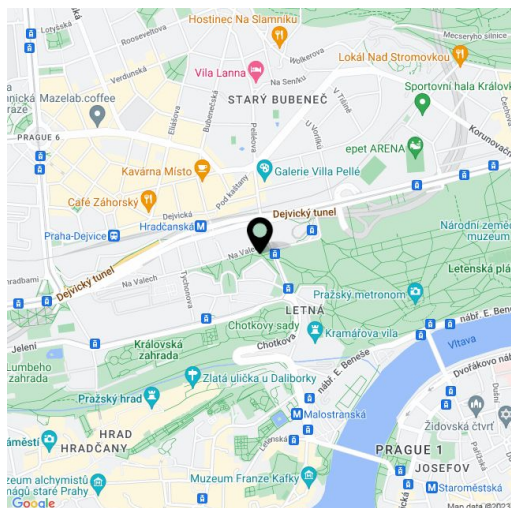
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Total area	156 m <sup>2</sup>
Floor area*	150 m <sup>2</sup>
Balcony	6 m <sup>2</sup>
Parking	Garage near by at CZK 5000 per month.
Garage	Yes
Cellar	-
PENB	G
Reference number	1231
Available from	Immediately

**Fully renovated furnished 3-bedroom 2-bathroom flat with two balconies situated on the third floor of a reconstructed traditional villa with a shared private garden. Well located in a quiet street surrounded by greenery in the prestigious Hradčany neighborhood, minutes from the Letná park and the Prague Castle, just moments from Hradčanská metro station. Full amenities in the immediate neighborhood including quality cafes and restaurants, convenient to the airport and international schools.**

The interior features master bedroom with an en-suite bathroom (walk-in shower, toilet) and a balcony, plus an adjacent study (or walk-in closet or nursery), two more bedrooms, living room with a balcony, a fully fitted eat-in kitchen, family bathroom with tub, utility room, a guest toilet, and a large central entry hall.

Green views, preserved original details, solid wood parquet floors, tiles, security entry door, gas boiler, washer, dryer, dishwasher, alarm, video entry phone. Can be unfurnished. No lift. Garage near by at CZK 5000 per month (two min. from the building) plus easy parking on the street. Common building charges and water approx. CZK 5000 per month. Gas and electricity will be transferred to the tenant.



\* 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.