



## Apartment Three-bedroom (4+1)

Rented

162 m<sup>2</sup>, Prague 6, Hradčany, Tychonova





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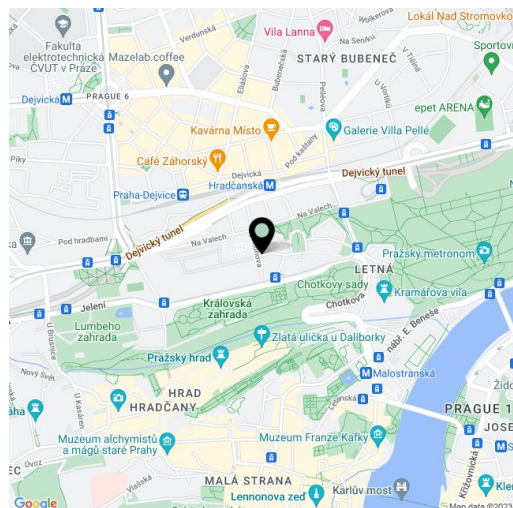
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Total area	168 m <sup>2</sup>
Floor area*	162 m <sup>2</sup>
Balcony	6 m <sup>2</sup>
Parking	Parking on the plot.
Cellar	Yes
PENB	G
Reference number	17749
Available from	Immediately

Newly completely refurbished flat in a unique semidetached villa by the renown Czech architect Josef Gočár. This 3-bedroom 2-bathroom flat with a balcony is situated on the first floor, with all the original architectural features preserved. Located in a prestigious neighborhood just moments from the Letohrádek královny Anny (Royal Summer Palace), within walking distance of the Letná park and the Prague Castle. Just a two minute walk from Hradčanská metro station, and convenient to the airport and international schools.

The interior has been reconstructed with utmost attention to preserving the original details. The flat has a spacious entry hall, living room with a balcony facing the garden, a formal dining room (or office / bedroom), a fully fitted and equipped kitchen, master bedroom with an en-suite bathroom (tub, walk-in shower, toilet), one more bedroom, shower bathroom, and a guest toilet.

Parquet floors, marmoleum, stucco ornaments, original storage, basement storage unit. The tenants are welcome to use the garden. One parking space on the plot included. Common building charges and utilities are billed separately.



\* 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.