



## Apartment Three-bedroom (4+1)

Sold

157 m<sup>2</sup>, Prague 1, Staré Město, Valentinská





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Total area	158 m <sup>2</sup>
Floor area*	157 m <sup>2</sup>
Balcony	1 m <sup>2</sup>
Parking	-
Cellar	Yes
Service price	6 300 CZK monthly
PENB	G
Reference number	18602

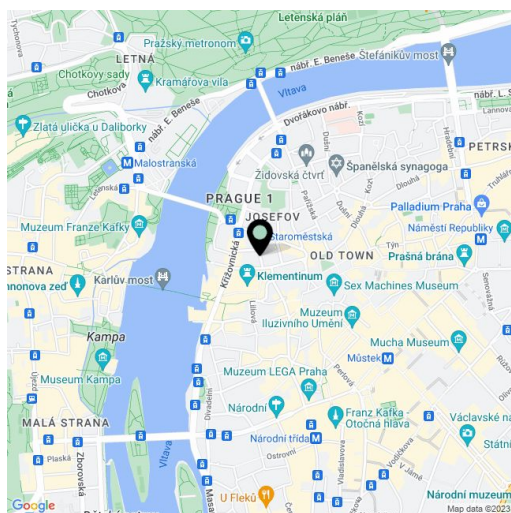
**Elegant, newly renovated apartment with a balcony, situated on the 2nd floor of a lovely Art Nouveau apartment building. A prestigious address in the heart of Prague, just a few steps from Old Town Square, the Vltava River, and the Staroměstská metro station.**

The apartment consists of a living room, a fully equipped kitchen, 3 bedrooms (one with balcony access, one with an en-suite dressing room), 2 bathrooms, walk-in wardrobes, storage rooms, a separate toilet, and an entrance hall.

The quality equipment includes **three-layer oak parquet floors**, Villeroy & Boch ceramic tiles, Dornbracht, Paffoni, or Kohler bathroom fixtures and heated bathroom floors, **a high quality Antico kitchen with a granite worktop, a built-in wine fridge, and Italian appliances**. Heating is provided by a Vaillant gas boiler. The apartment has been carefully renovated, **preserving all the original features**, such as ornate stucco ceilings or ornate cast iron radiators.

A highly attractive and desirable location in the city center, close to the metro and all services. Nearby Dlouhá and Pařížská streets feature a number of designer shops, boutiques, quality delicatessens, and popular bars and restaurants.

Interior 156.6 m<sup>2</sup>, balcony 1 m<sup>2</sup>.



\* 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.



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