



## Apartment One-bedroom (2+1)

Rented

107 m<sup>2</sup>, Praha 1, Malá Strana, Karmelitská





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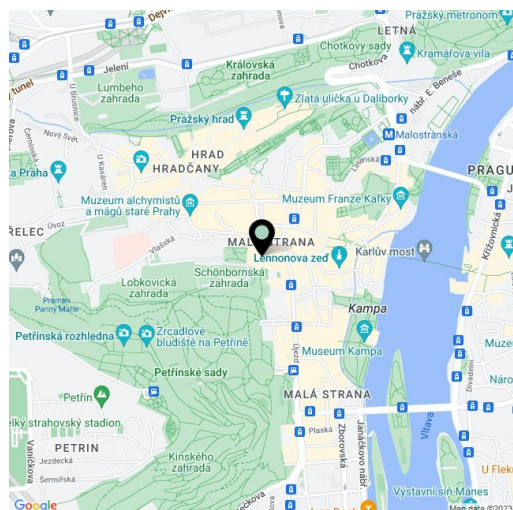
107 m<sup>2</sup>, Praha 1, Malá Strana, Karmelitská

Total area	110 m <sup>2</sup>
Floor area*	107 m <sup>2</sup>
Balcony	3 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	19090
Available from	Immediately

Newly renovated 1-bedroom flat with a private courtyard terrace, on the second floor of a charming historic palace dating back to the 16th century, with preserved original architectural details. Located in the picturesque Malá Strana neighborhood within walking distance of the Charles Bridge, Kampa Island and the Prague Castle. Moments from a tram stop, two stops to Malostranská metro station, line A.

The interior features a spacious entry hall, living room and one bedroom both facing the street, a fitted kitchen, bathroom with tub, toilet, and a walk-in closet. The courtyard terrace is oriented towards the tranquil atrium with an original fountain, shrubs and an ivy-covered high wall.

Preserved original details, large triple glazed windows, wooden shutters, high ceilings, oak parquet floors, tiles, independent gas heating, audio entry phone. No lift. Common building charges and water CZK 450/person/month. Gas and electricity will be transferred to the tenant.



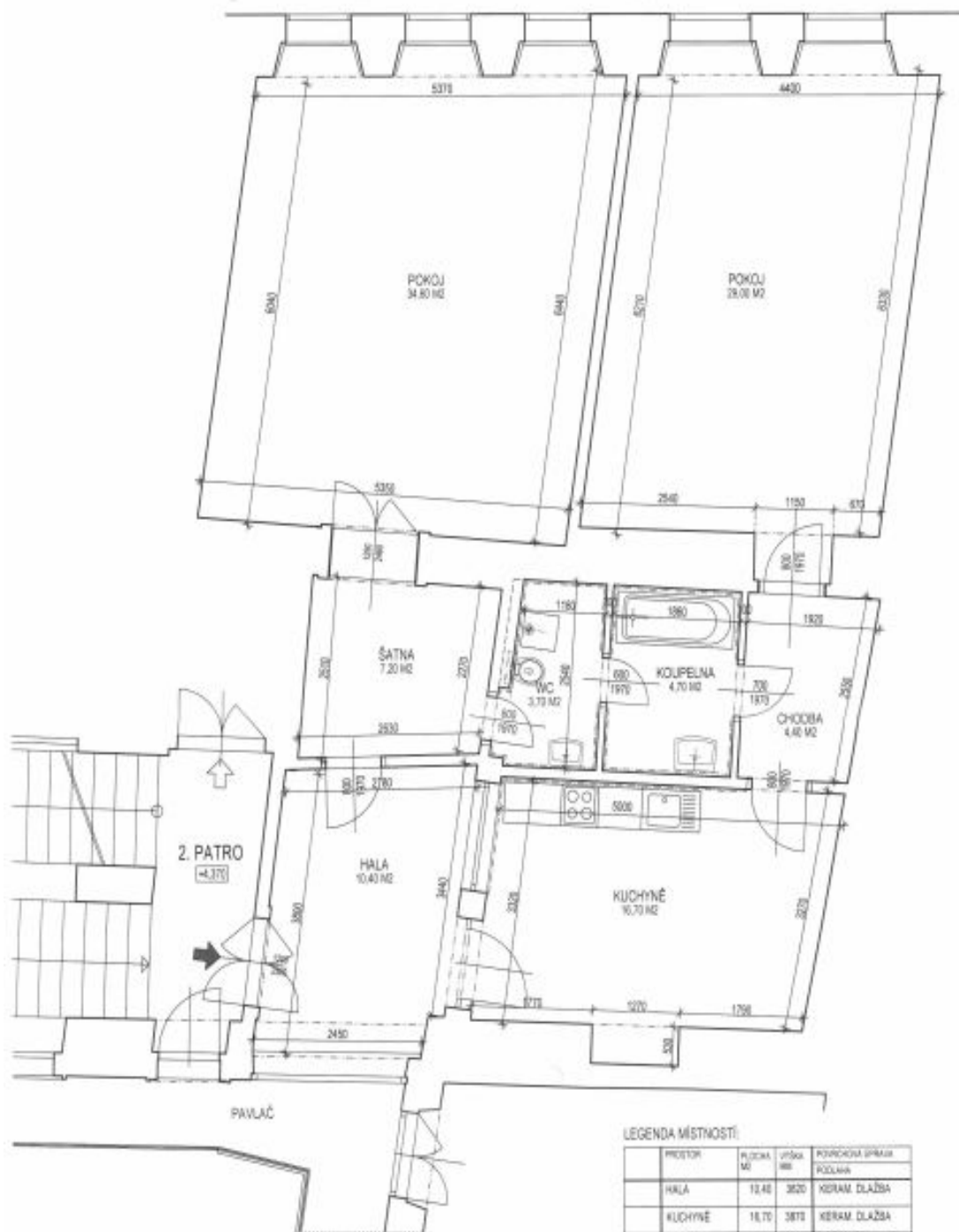
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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PŮDORYS BYTU - 2. PATRO  
ULIČNÍ TRAKT  
M 1:50

LEGENDA MÍSTNOSTI:

PROSTOR	PLOCHA M <sup>2</sup>	VÝŠKA MM	POVRCHOVÁ ÚPRAVA PODLAHY
HALA	13,40	3020	KOŘEN. DLAŽBA
KUCHYŇE	10,70	3070	KERAM. DLAŽBA
CHODBA	4,40	3070	KERAM. DLAŽBA
KOUPELNA	4,70	2700	KERAM. DLAŽBA
WC	3,70	2700	KERAM. DLAŽBA
ŠATNA	7,20	2700	KERAM. DLAŽBA
POKOJ	34,80	3020	VLYSY
POKOJ	29,06	3080	VLYSY
CELKEM	110,70		