



## Apartment Three-bedroom (4+kk)

Rented

139 m<sup>2</sup>, Praha 1, Malá Strana, Nebovidská





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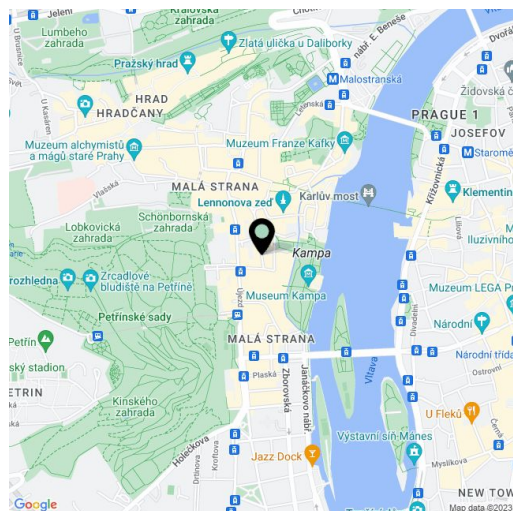
139 m<sup>2</sup>, Praha 1, Malá Strana, Nebovidská

Total area	146 m <sup>2</sup>
Floor area*	139 m <sup>2</sup>
Terrace	7 m <sup>2</sup>
Parking	-
Cellar	Yes
Service price	Common building charges and water approx CZK 1,200 per month. Energies will be transferred to tenant.
PENB	G
Reference number	19626
Available from	Immediately

Fully refurbished, high standard furnished attic apartment with a terrace and views of Prague Castle and Petřín Hill is on the third top floor of a historic building with preserved original features and no elevator. Located on a quiet street in the picturesque Malá Strana neighborhood, in close vicinity of several embassies, moments from the Vltava embankment and Kampa Park, with the most attractive locations of old Prague just a few steps away. Within easy reach of essential amenities, with many quality restaurants and cafes. A tram stop is close-by, a few stops to the Malostranská metro station (line A).

The interior features a living room with a dining area and fully fitted open plan kitchen with access to the terrace, a walk-through study, a master bedroom with two walk-in closets, a shower bathroom with a toilet, and an entry hall. There is a guest bedroom with an en-suite shower bathroom with a toilet that is accessible from the common areas of the building or can be accessed from the master bedroom.

Fireplace, plenty of built-in storage, laminate floors, heated tiles in the bathrooms, washer/dryer, dishwasher, gas boiler, audio entry phone, **cellar**.



\* Size of the unit according to the Housing Act.

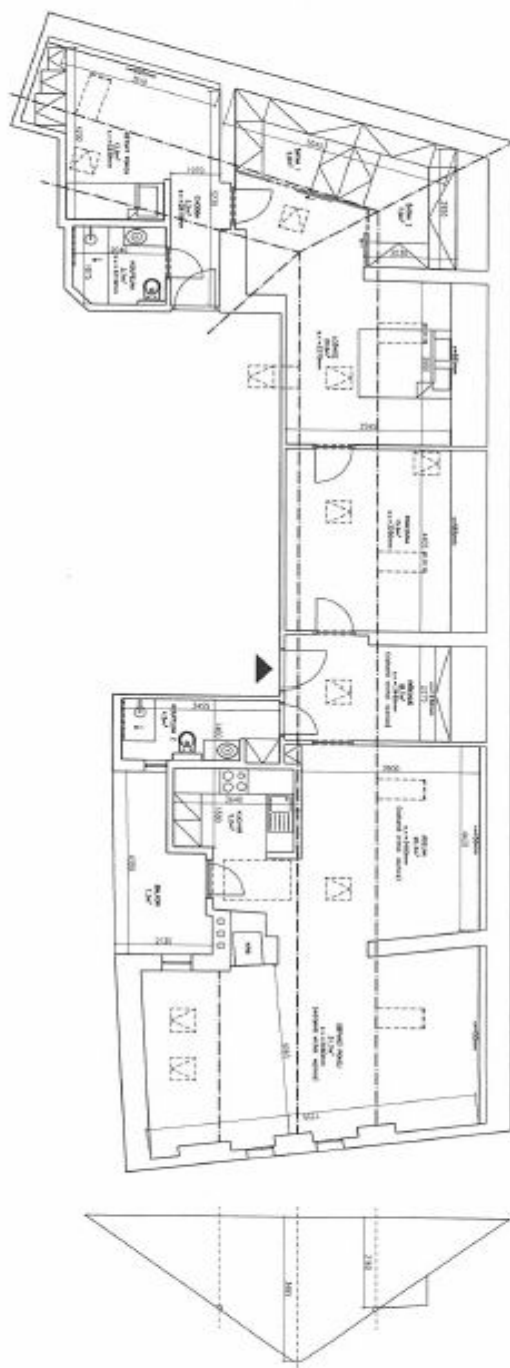
The area consists of the sum total of the internal area of every room.



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NEBOVÍDSKÁ