



## Apartment Two-bedroom (3+1)

Rented

132 m<sup>2</sup>, Prague 1, Malá Strana, Lázeňská





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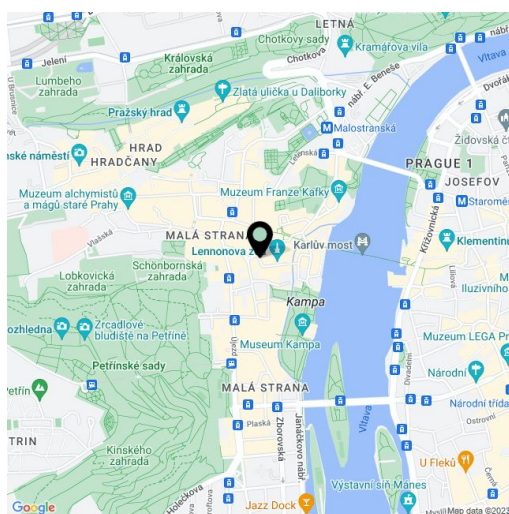
**Rented**132 m<sup>2</sup>, Prague 1, Malá Strana, Lázeňská

Total area	132 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	20875
Available from	Immediately

Boasting a wonderful historic location, this high quality completely newly refurbished 2-bedroom flat is situated on the first floor of a meticulously reconstructed Baroque palace dating back to the beginning of the 15th century. Prestigious location just steps from Charles Bridge and Kampa Island - and just a short walk up to the Prague Castle complex. Very quiet and private despite the vibrant location. A minute walk to tram stops at Malostranské Square, one stop to Malostranská metro station.

Benefiting from a tasteful combination of modern materials and finishes and nicely preserved original details, the interior features a spacious living room with a gas fireplace, a fully fitted kitchen, a bright winter garden with a glass ceiling, and a guest toilet. There is a master bedroom with a walk-in closet, bathroom with bathtub and toilet, a walk-through bedroom (could be office), and a large entry hall.

Beautiful views of the picturesque street and the Church of Our Lady beneath the Chain directly opposite, hardwood floors, exposed ceiling beams, Miele and Siemens kitchen appliances, alarm, video entry phone. Common building charges, water and sewage CZK 500/person/month. Gas and electricity are billed separately (transfer 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.