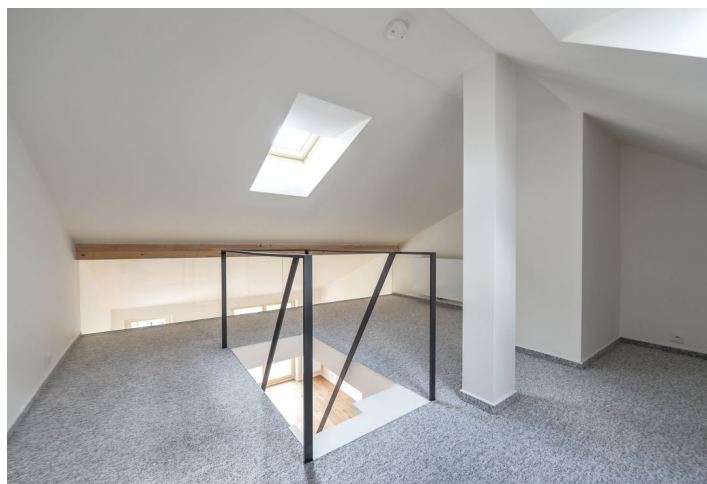




Apartment One-bedroom (2+kk)

Sold

78 m², Prague 10, Vršovice, Orelská





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Total area	81 m ²
Floor area*	78 m ²
Balcony	3 m ²
Parking	1 parking space included in the purchase price
Garage	Yes
Cellar	Yes
PENB	D
Reference number	24625

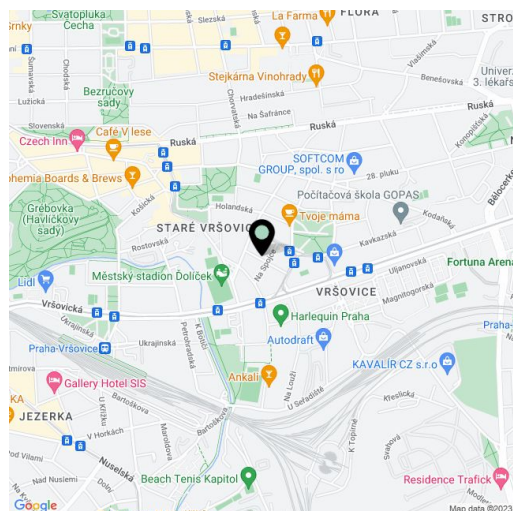
New 1-bedroom duplex apartment with a balcony, part of the renovated Neoclassical residential building in an attractive part of Vršovice, Prague 10, near the náměstí Svatopluka Čecha square, Heroldovy sady park and Eden shopping center.

This 5th and 6th floor flat offers a south facing living room with kitchen and balcony, north facing bedroom, bathroom with toilet, and an entry hall in the lower floor, and another bedroom/gallery on the upper floor.

Facilities include **replicas of the original casement windows** on the street side and new wooden French windows on the courtyard side, security and fire replicas of entrance doors, Laufen bathroom fixtures, intercom. The purchase price includes a **cellar** in the basement of the house and **1 parking space**. The roof, common areas and facade are repaired; there is also a new lift, pipes, and a gas boiler room.

Nice location in Vršovice within easy reach of all amenities - schools, shops, restaurants and cafes. 3-minute walk from the Čechovo náměstí tram stop with connections to the metro at náměstí Míru square, I. P. Pavlova and Karlovo náměstí square.

Interior 77.9 m², balcony 2.9 m², cellar 6.1 m².



* 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.

