



Apartment Two-bedroom (3+1)

Sold

102 m², Praha 3, Vinohrady, Kolínská





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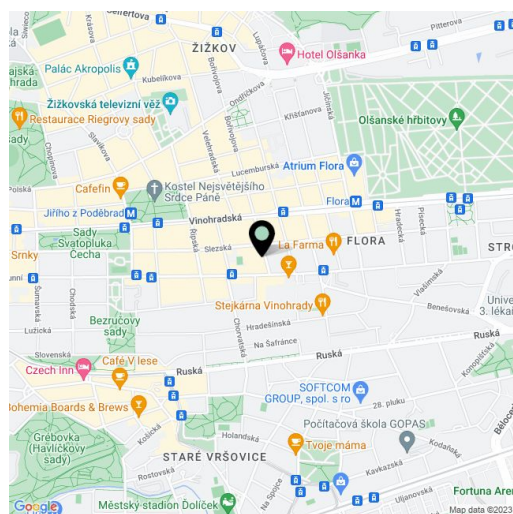
Total area	102 m ²
Parking	-
Cellar	Yes
PENB	G
Reference number	26870

Classic First Republic apartment with preserved original features, located at a great address in a Functionalist apartment building on a quiet street in Vinohrady, close to metro stations and all services.

The 5th floor apartment is accessible by a **lift**. There is a **large foyer** that serves as a **study** from which you can access all rooms. The apartment is divided into a social and a private zone: the social area consists of a **separate kitchen** with a **pantry** and a **living room**. These rooms are oriented westward to the courtyard. The private area consists of a **bedroom** that is connected to an adjoining **children's room**. These rooms have windows facing east towards a quiet street with tall trees. A utility room with a washing machine, a bathroom and a separate toilet complete the space. Features include **casement windows**, **hardwood parquet flooring** and **security doors**. The purchase price includes a **cellar**.

The apartment is located in a popular traditional residential area of **Vinohrady**, one tram stop from the **Flora** and **Jiřího z Poděbrad metro stations (Line A)**. There are lots of shops, cafes, restaurants, pharmacies and a large shopping center in the area. Nearby are **children's playgrounds** and **schools** of all levels. The **Mahlerovy** and **Riegerovy sady** orchards are also nearby, providing green space for sports and relaxation.

Interior 101,56 m², cellar 1,5 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.