



## Apartment Three-bedroom (4+1)

Rented

150 m<sup>2</sup>, Prague 6, Hradčany, Na baště sv. Ludmily





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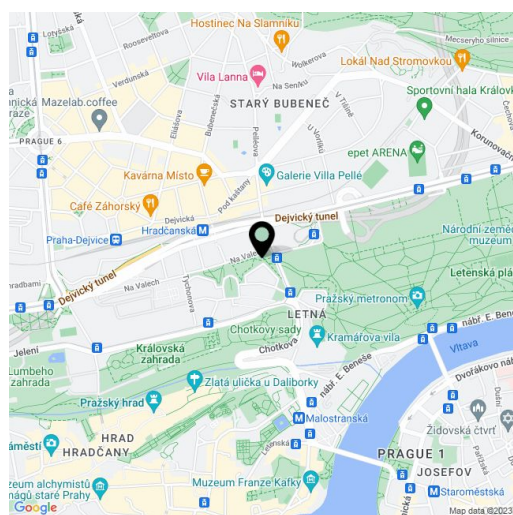
150 m<sup>2</sup>, Prague 6, Hradčany, Na baště sv. Ludmily

Total area	150 m <sup>2</sup>
Parking	On-site garage parking.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	31753
Available from	Immediately

Spacious apartment in a prestigious neighborhood with great atmosphere. This renovated 3-bedroom apartment is on the second floor of a renovated traditional corner villa with a shared private garden and garage parking. Well located in a quiet street surrounded by greenery in the Hradčany neighborhood, minutes from the Letná park and the Prague Castle, and moments from Hradčanská metro station. The area offers full amenities in the immediate neighborhood including quality cafes and restaurants, and it is convenient to the airport and numerous international schools.

The airy interior features three bedrooms - one has a **fitted walk-in closet** and one has built-in wardrobes and an adjacent **study / walk-in closet**. There is a living room with a dining area, a fully fitted kitchen, a bathroom (bathtub with a shower screen, bidet, toilet), an additional separate toilet, and a large entrance hall.

Green views, preserved original details, **solid wood parquet floors**, tiles, high ceilings, large windows, gas boiler, dishwasher, alarm that can be connected to a security agency, video entry phone, automatic garage door, **cellar**. No lift. One on-site **garage parking** space is available at CZK 3000/month. Service charges and water fee are CZK 1500/month for two persons. 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.