



## Apartment Three-bedroom (4+kk)

Rented

123 m<sup>2</sup>, Prague 2, Vinohrady, Šafaříkova





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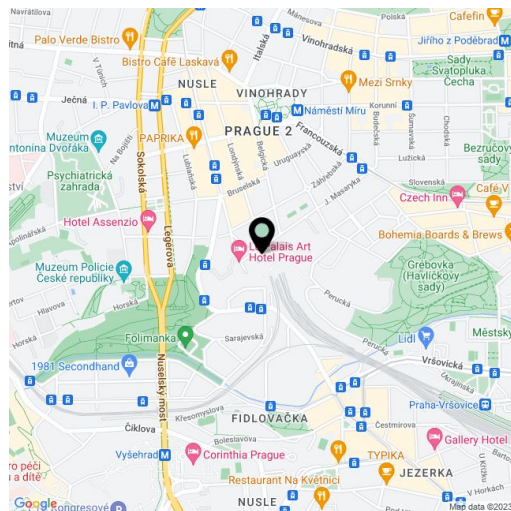
123 m², Prague 2, Vinohrady, Šafaříkova

Total area	125 m²
Floor area*	123 m²
Balcony	2 m²
Parking	-
Cellar	Yes
PENB	G
Reference number	35624
Available from	Immediately

This spacious 3-bedroom apartment with a balcony is on the first floor of a traditional residential building with preserved original details and no elevator. Located on a tree lined street in a popular residential area of Vinohrady with a wide range of shops, cafes, bistros, and restaurants. A convenient location only a short walk from the Náměstí Míru and I.P. Pavlova metro stations and trams, about a 20-min. walk to Wenceslas Square.

The apartment offers a living room with a fully fitted kitchen and a balcony facing the green back yard, 3 separate bedrooms, a bathroom with a bathtub, a separate toilet, a utility room, a hall with built-in wardrobes, and an entrance hall with a built-in wardrobe.

Preserved original details, 3.9 m high ceilings, large windows, **solid wood parquet floors**, laminated floors, tiles, central heating, dishwasher, **cellar**. The deposit for service charges, water, and heating is CZK 5,000 per month for three persons. Electricity is billed separately (transferred to the tenant). Available from August 2021.



\* 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.