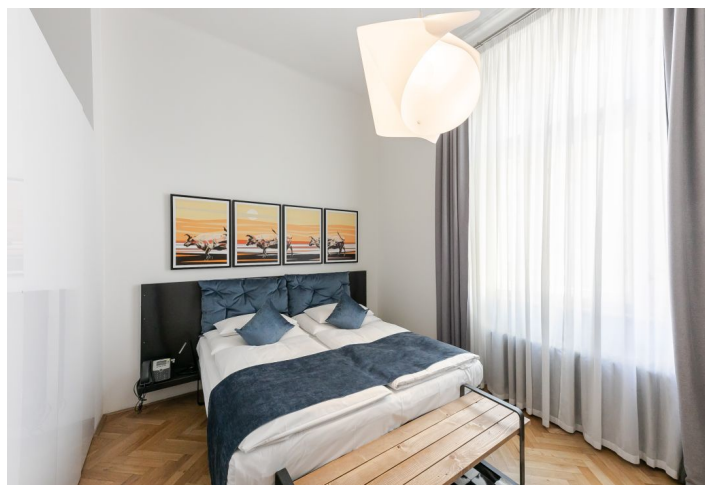




## Apartment One-bedroom (2+kk)

Rented

41 m<sup>2</sup>, Praha 2, Nové Město, Myslíkova





## Apartment One-bedroom (2+kk)

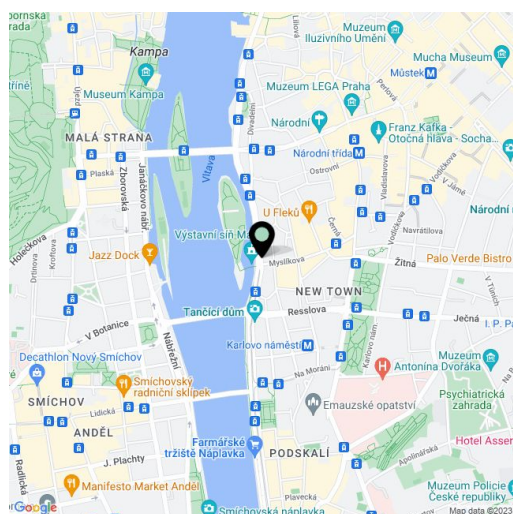
**Rented**41 m<sup>2</sup>, Praha 2, Nové Město, Myslíkova

Total area	41 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	36800
Available from	Immediately

This high standard, fully furnished 1-bedroom apartment is on the third floor of a meticulously refurbished residential building from 1905 with an elevator, camera system, ventilation system, and preserved original details. Centrally located a few minutes from the Vltava riverbank, the Žofín Palace, and the National Theater, with full amenities within immediate reach, just a few min. walk from the Karlovo náměstí metro station, and within walking distance of Wenceslas Square. Building amenities include 24/7 property management, concierge service, a traditional Thai massage studio, the La Petite France bakery, and the Poke Haus Hawaiian bistro. The tenants are also welcome to use the services of the nextdoor hotel including a reception, private spa, sauna, and cafe, and the QQ Asian Kitchen restaurant.

The apartment offers a living room with a fully fitted open plan kitchen and a dining area, a bedroom with built-in wardrobes and an en-suite shower room, a separate toilet, and an entrance hall with built-in storage.

**Heat recovery ventilation**, high ceilings with stucco ornaments, large wooden triple-glazed windows, **hardwood parquet floors**, tiles, custom-made furniture, built-in storage, an independent gas boiler, a washing machine, a dishwasher, a microwave oven, basic kitchenware, 2 TV sets, high-speed Internet. Garage **parking** is available nearby at an additional fee. Service charges and utilities including the Internet and satellite connection: CZK 3,500/month. **Mid-term rental** (minimum of 1 month) is available at a higher rent.



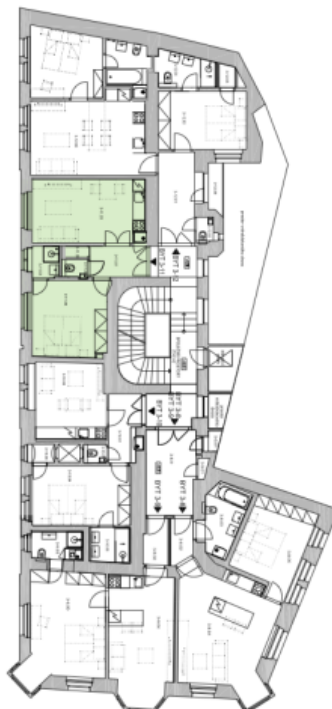
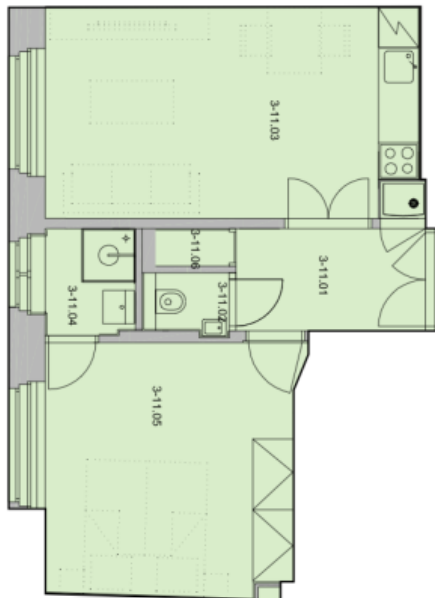
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



# Apartment One-bedroom (2+kk)

41 m<sup>2</sup>, Praha 2, Nové Město, Myslíkova

Rented



## 3<sup>rd</sup> floor, Apartment Nr. 11

### One - bedroom Apartment 41,12 sqm

3-11.01	Foyer	4,86 sqm
3-11.02	Toilet	1,15 sqm
3-11.03	Living room + Kitchen	17,65 sqm
3-11.04	Bathroom	2,36 sqm
3-11.05	Bedroom	14,53 sqm
3-11.06	Closet	0,57 sqm