



## Apartment One-bedroom (2+1)

Rented

71.8 m<sup>2</sup>, Praha 2, Vinohrady, Čerchovská





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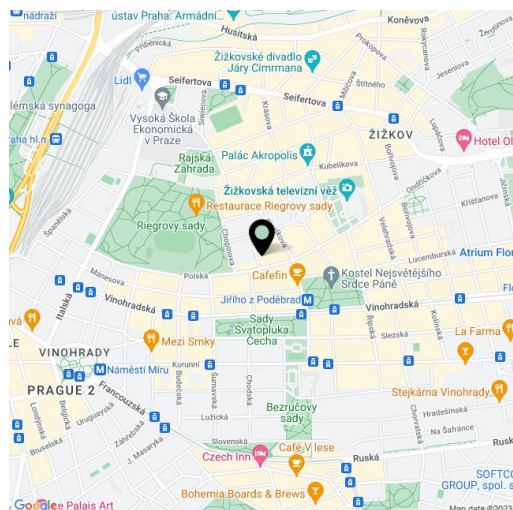
71.8 m<sup>2</sup>, Praha 2, Vinohrady, Čerchovská

Total area	76 m <sup>2</sup>
Floor area*	72 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	39999
Available from	Immediately

Boasting a wonderful location just steps from Riegrovy sady Park, this sunny, unfurnished 1-bedroom apartment with balcony is situated on the 5th floor of a historical building with an elevator and preserved architectural details. Located in a quiet street in the popular residential neighborhood of Vinohrady, with very quick access to the city center and full amenities within easy reach, just a few minutes walk from the Jiřího z Poděbrad metro station and a tram stop. Local amenities include restaurants and cafes, trendy bistros, and a popular farmers market.

The interior features a living room with access to the balcony, separated equipped kitchen, bedroom, a bathroom with tub, a toilet, a pantry and an entrance hall.

Wooden parquets, tiles, new vinyl in the kitchen, high ceilings, large windows, central heating, washing machine, dishwasher. Service charges and water CZK 1750 per month (for one person). Electricity is billed separately.



\* 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.