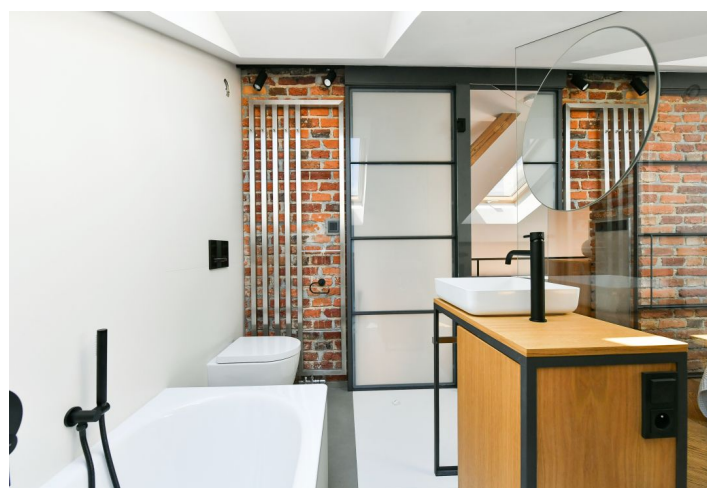
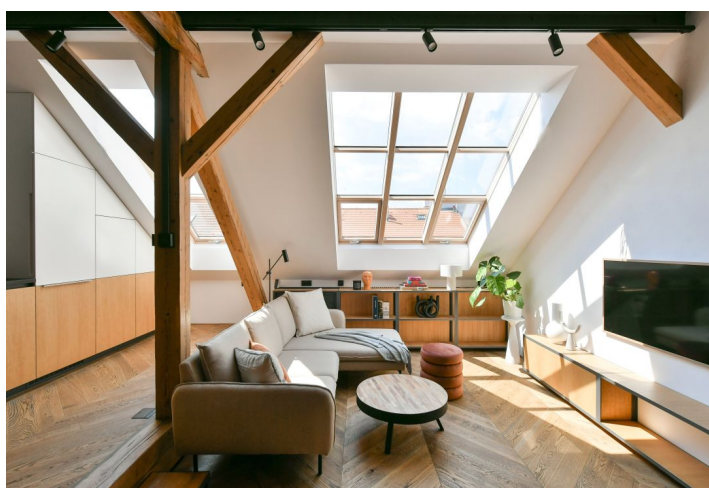




Apartment Two-bedroom (3+kk)

Rented

72 m², Prague 10, Vršovice, Orelská





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Rented

72 m², Prague 10, Vršovice, Orelská

Total area	76 m ²
Floor area	72 m ²
Loggia	4 m ²
Cellar	Yes
PENB	C
Reference number	42625

This completely renovated, high-standard fully furnished 2-bedroom 2-bathroom split-level designer apartment with an enclosed balcony is on the 5th topmost floor of a fully refurbished Art Nouveau building from 1911, with preserved original details. Set on a quiet street in an attractive part of Vršovice, Prague 10, mere steps (3 minutes) from Svatopluka Čecha Square, near Heroldovy sady Park and the Eden shopping center. A location within easy reach of full amenities, just a 3-minute walk from the Čechovo náměstí tram stop with connections to the Náměstí Míru, I. P. Pavlova, and Karlovo náměstí metro stations (lines A, B, and C), and the city center—Old Town and the Prague Castle (tram no. 22). Within walking distance of the apartment is the "cool" Krymská Street with numerous bistros, cafes, bars, bakeries, and cultural venues, which The New York Times calls one of the 12 most popular streets in Europe.

The lower level of the apartment features a living room with a fully fitted open plan kitchen and dining area, a guest bedroom/study with a built-in wardrobe and access to the enclosed balcony, a large shower room with a toilet, and an open entrance hall with a built-in wardrobe. There is a staircase leading from the living room up to a small gallery with built-in storage, plus an upper floor bedroom and a bathroom with a bathtub and a toilet. Both bedrooms face a quiet enclosed green courtyard.

Air-conditioning, hardwood floors, large-format tiles, security entry door, custom-made built-in storage, sofabed, central heating, washer/dryer, dishwasher, induction cooktop, TV, video entry phone, cellar. Monthly deposit for service charges, water, and heating: CZK 3,000/month per person, CZK 4,500/month for two persons. Electricity is billed separately (transferred to the tenant).

