



Apartment Three-bedroom (4+1)

Rented

118 m², Praha 2, Vinohrady, Na Smetance





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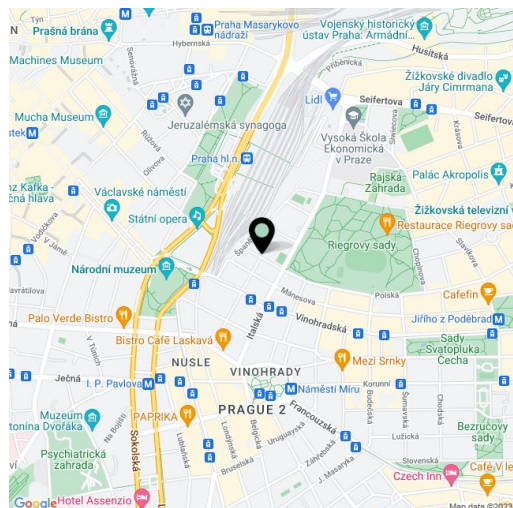
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Total area	121 m ²
Floor area*	118 m ²
Balcony	3 m ²
Parking	Parking space can be rented in nearby garages.
Garage	Yes
Cellar	-
PENB	G
Reference number	7273
Available from	Immediately

Boasting many preserved original architectural features, this fully renovated 3-bedroom apartment with a balcony is situated on the first floor of a completely reconstructed historic building in an attractive residential neighbourhood of Královské Vinohrady („Royal Wineyards“), just moments from the popular Riegrovy sady Park, within walking distance of Wenceslas Square and with access to all three Prague metro lines. The nearby Vinohradská Avenue and its immediate vicinity offer a full range of all desirable amenities.

The interior features a central entrance hall, a living room with access to a balcony, a fully fitted kitchen with Miele appliances (including an induction cooktop and dishwasher) with a dining area, three bedrooms, a bathroom with a bathtub, shower and toilet, and an additional separate toilet for guests.

This spacious apartment has high ceilings, ceiling roses, large windows, double-leaf interior historic doors, mosaic wooden parquet floors, decorative tiles, security entry door, central heating. Service charge is a fixed monthly amount of CZK 7,000 (+ VAT) for two persons and includes (both cold and hot) water supply, sewage and central heating costs. Electricity is transferred to the tenant. Secured parking space can be rented in nearby garages.



* 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.



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PŮDORYS 2.PATRA

