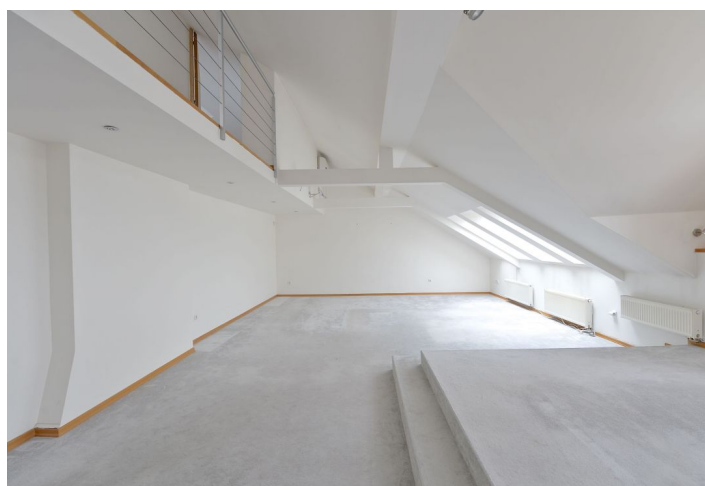


## Apartment Two-bedroom (3+1)

Rented

205 m<sup>2</sup>, Prague 2, Nové Město, Rašínovo nábřeží



# Apartment Two-bedroom (3+1)

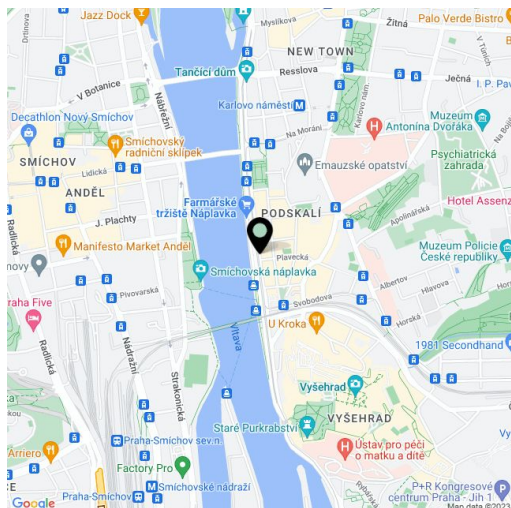
**Rented**205 m<sup>2</sup>, Prague 2, Nové Město, Rašínovo nábřeží

|                  |                    |
|------------------|--------------------|
| Total area       | 216 m <sup>2</sup> |
| Floor area*      | 205 m <sup>2</sup> |
| Terrace          | 11 m <sup>2</sup>  |
| Parking          | -                  |
| Cellar           | -                  |
| PENB             | G                  |
| Reference number | 20455              |
| Available from   | Immediately        |

Benefiting from a roof terrace providing beautiful views of the Vltava River, Petřín Hill and the Prague Castle, this comfortable 3-bedroom 3-bathroom split-level attic flat is on the sixth floor of an exclusive riverfront residential building from the turn of the 20th century. The building that underwent a costly reconstruction is situated in a highly sought-after location in the center of Prague within walking distance of all major sights, with many historical buildings in the area. Full public amenities within easy reach, a few minute walk from a tram stop and Karlovo náměstí metro station.

The lower level features a large living room, a fully fitted kitchen, two bedrooms each with a shower bathroom with toilet, a guest toilet, and entry hall with a built-in wardrobe. The upper floor includes a gallery, one bedroom with a bathroom (tub, toilet) and access to the terrace.

Air-conditioning, wooden floors, carpets, marble tiling in the bathrooms and toilets, built-in storage, dishwasher, alarm, video entry phone. Can be furnished at a higher rent. Common building charges CZK 11,000/month. Gas and electricity CZK 8000/month. Extra housekeeper services available at CZK 5000/month.



\* 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.