

## Apartment Two-bedroom (3+1)

Rented

137 m<sup>2</sup>, Prague 3, Vinohrady, náměstí Jiřího z Poděbrad



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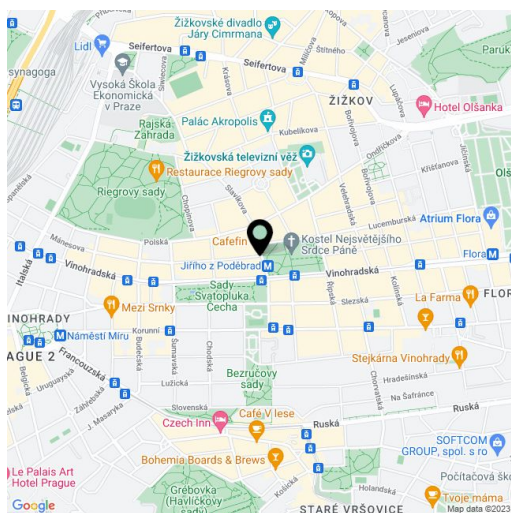
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Total area	137 m²
Parking	Garážové stání v ceně nájmu.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	20697
Available from	Immediately

Boasting views of the Jiřího z Poděbrad Square and the unique modern Church Of The Most Sacred Heart Of Our Lord, this is an attractive 2-bedroom 2-bathroom flat. Situated on the fourth floor of a completely refurbished Art-Nouveau building with a lift and preserved original features. Conveniently located in the popular Vinohrady residential area at Jiřího z Poděbrad Square with metro station and tram links, with full amenities within easy reach.

The interior includes a spacious living room, a fully fitted open kitchen and dining area, 2 bedrooms, full bathroom, shower bathroom with toilet, and entrance hall. There is a possibility to create a 3rd bedroom.

High standard materials and finishes, large windows, **solid wood parquet floors**, tiles, security entry door, built-in wardrobes, gas boiler, high quality appliances incl. a washer / dryer and a dishwasher. **Cellar**. One **garage parking** included. Common building charges and water CZK 1000/person/month. Gas and electricity will be transferred to the tenant. Can be furnished at a higher rent. Available from December 2020.

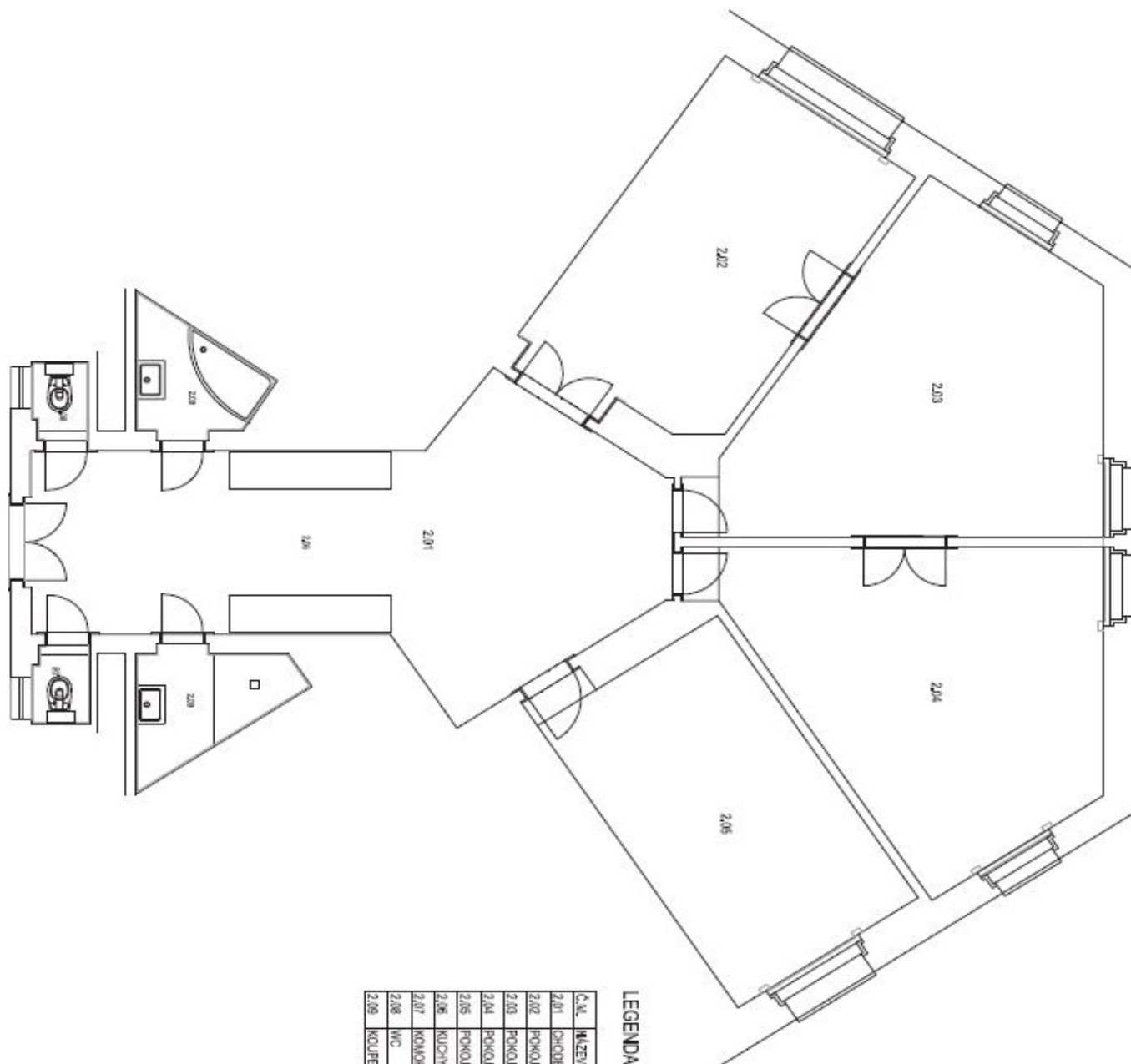


\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.

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LEGENDA MÍSTNOSTI:

Č.N.	NÁZEV	M <sup>2</sup>	PODLAŽNÁ
2.01	CHODBA	32,84	
2.02	POKOUJ	18,47	
2.03	POKOUJ	24,62	
2.04	POKOUJ	29,40	
2.05	POKOUJ	18,21	
2.06	KUCHYŇSKÝ KOUT	3,73	
2.07	KOMORA	1,09	
2.08	WC	1,09	
2.09	KOJFENA	3,19	

