

Apartment Two-bedroom (3+1)

Sold

113 m², Prague 2, Vinohrady, Záhřebská

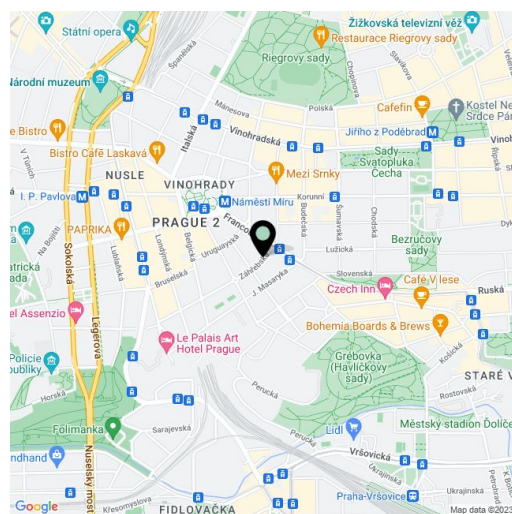


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Total area	113 m²
Parking	-
Cellar	-
PENB	G
Reference number	38969



* 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.

This classic city apartment with high ceilings and a unique atmosphere is located on the 1st floor of a completely renovated brick building with an elevator. It is situated in an amazing location in Vinohrady near a square with an iconic fountain and the English-style Grébovka Park.

Its traditional layout offers a cozy living room, a separate kitchen with a dining area, 2 bedrooms, a bathroom (with a bathtub and shower), a separate toilet, and a large entrance hall. The entire apartment is illuminated by a high number of windows; the southwest-facing living room and kitchen face the street, and the northeast-facing bedroom looks out onto a **quiet green courtyard**.

Facilities include **parquet floors**, wooden casement windows, wooden interior doors (**double-wing** in the living room and with **glass panels** in the bedrooms). The kitchen is fully equipped. The building, with a richly decorated facade, has been reconstructed and has nicely maintained common areas with preserved original arts and crafts elements; a modern elevator leads to the mezzanine.

The neighborhood provides all services at a high level. Within walking distance are schools ranging from kindergartens to high schools (public and private, including the **Lauder School** or the **Archbishop's High School**), restaurants, cafes, hair salons, pharmacies, a post office, and other services. A tram stop is a one-minute walk away and it's 6 minutes to the Náměstí Míru metro station. The large **Grébovka Park** is within walking distance and **Riegrovy Sady Park** is not far.

Interior 112.9 m².

In addition to regular property viewings, we also offer real-time video viewings via WhatsApp, FaceTime, Messenger, Skype, and other apps.