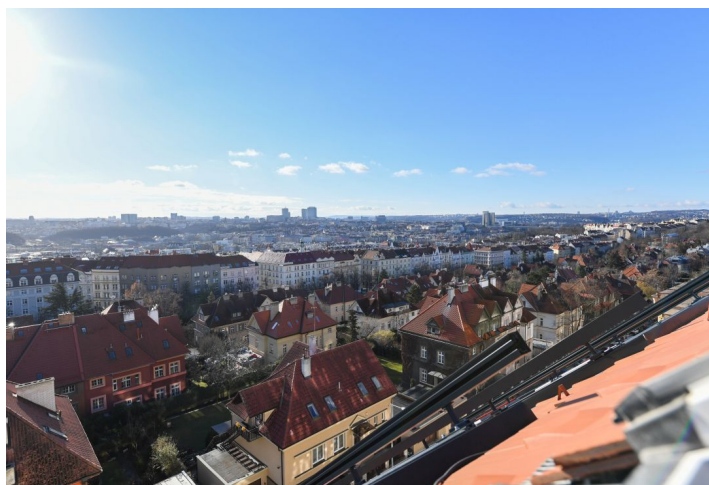




## Apartment Three-bedroom (4+kk)

Rented

96.71 m<sup>2</sup>, Prague 10, Vinohrady, Hradešinská





## Apartment Three-bedroom (4+kk)

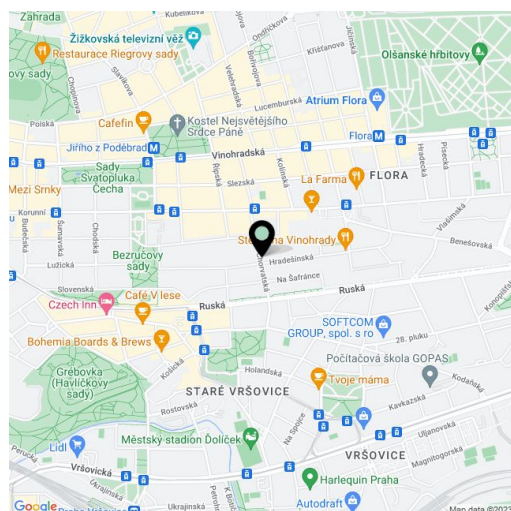
**Rented**96.71 m<sup>2</sup>, Prague 10, Vinohrady, Hradešinská

Total area	105 m <sup>2</sup>
Floor area*	97 m <sup>2</sup>
Terrace	8 m <sup>2</sup>
Parking	Garage parking nearby.
Garage	Yes
Cellar	-
PENB	G
Reference number	41197
Available from	Immediately

This is a newly refurbished, fully air-conditioned 3-bedroom 2-bathroom split-level apartment on the 5th topmost floor of a newly renovated residential building with a new lift. Well located in a quiet residential area abundant with stately villas and greenery, in the popular Vinohrady neighborhood, with quick access to the city center. Within easy reach of the Sady Bratří Čapků, Heroldovy and Bezručovy Sady Parks, within walking distance of Jiřího z Poděbrad and Flora metro stations as well as complete services and amenities.

The lower level of the apartment includes a living room with a fully fitted open plan kitchen, a bedroom with a wardrobe, a shower room, a separate toilet with a bidet shower, and an entrance hall with a built-in wardrobe. The upper floor features two bedrooms - one with a wardrobe and access to the terrace facing the courtyard, and a shower room with a toilet.

**Air-conditioning, oak floors,** tiles, security entry door, automatic exterior blinds, gas boiler, washer, dryer, dishwasher, induction cooktop, microwave oven. **One or two garage parking spaces** in the nearby Korunní Residence are available at CZK 3,000/space/month. Service charges and utilities are billed separately. Available from January 2022.



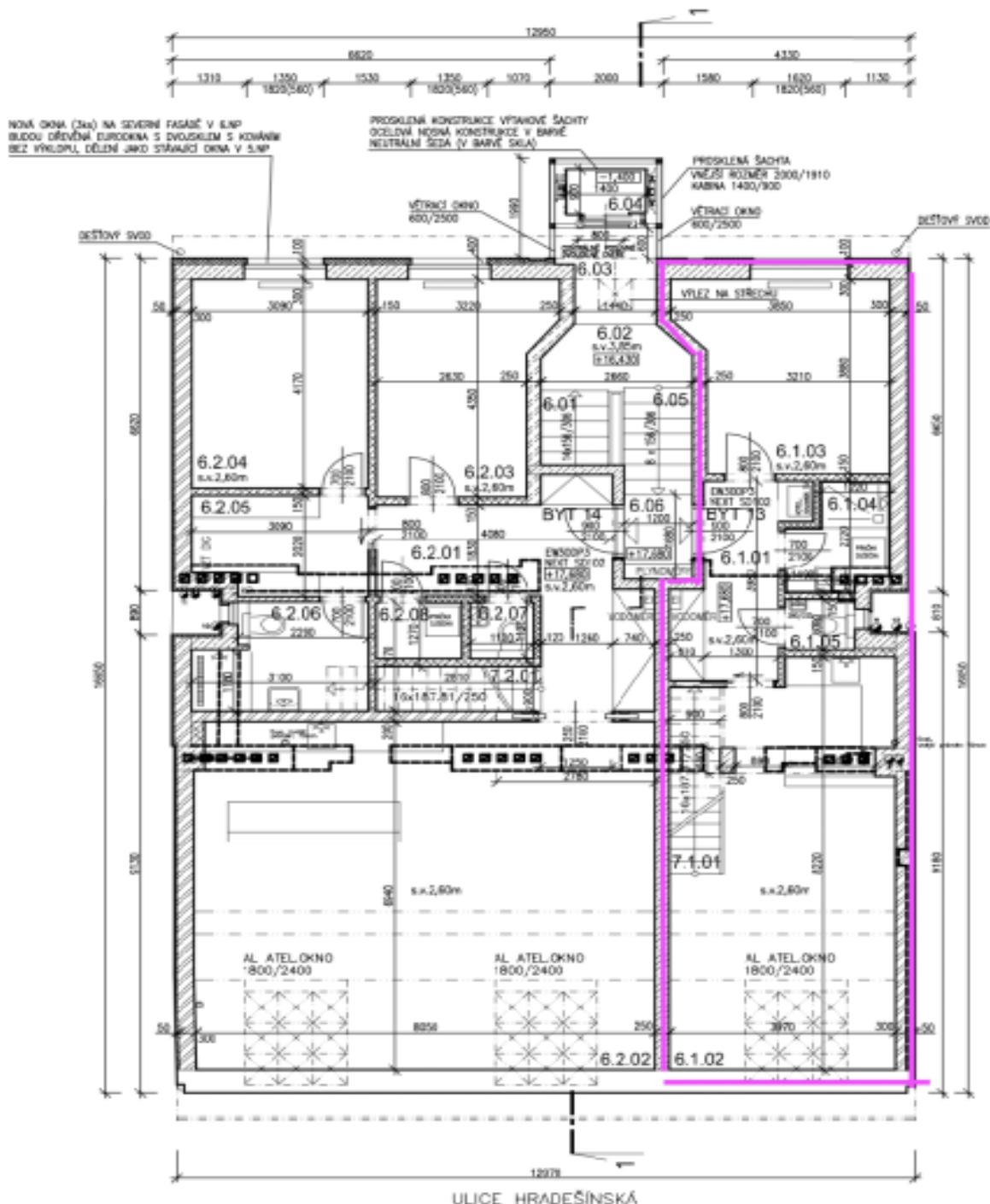
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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