



## Apartment One-bedroom (2+kk)

Sold

54 m², Prague 3, Vinohrady, Řípská





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Total area	54 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	101133

This bright attic apartment with air-conditioning is set on the 4th floor of a corner historic apartment building with an elevator. An attractive location near Jiřího z Poděbrad Square with a park, 5 minutes by public transport from the city center.

The layout consists of a living room with a kitchen, a bedroom with an en-suite bathroom (with a shower and toilet), a second bathroom (bathtub, toilet, bidet, a connection for a washing machine), and an entrance hall.

The French windows in the living room face the courtyard; the **air-conditioned** bedroom is illuminated by a **large attic window**. The rooms have refurbished wooden **parquet floors**, tiles in the bathrooms. Heating is by a gas boiler. The building is nicely maintained and has an elevator.

An excellent location in the **wider center of Prague**, in an area with a complete infrastructure. Just a few steps from the building are cafes, restaurants, and shops, as well as a metro station and a tram stop, and the Flora shopping and entertainment center is also within walking distance. The elegant district is made even more pleasant thanks to several well-maintained parks, such as **Svatopluk Čech** and **Bratři Čapků**, and you can also walk to the **Grébovka** or **Riegrovy** parks.

Floor area 53.9 m<sup>2</sup>.

\* Size of the unit according to the Housing Act.  
The area consists of the sum total of the internal area of every room.

