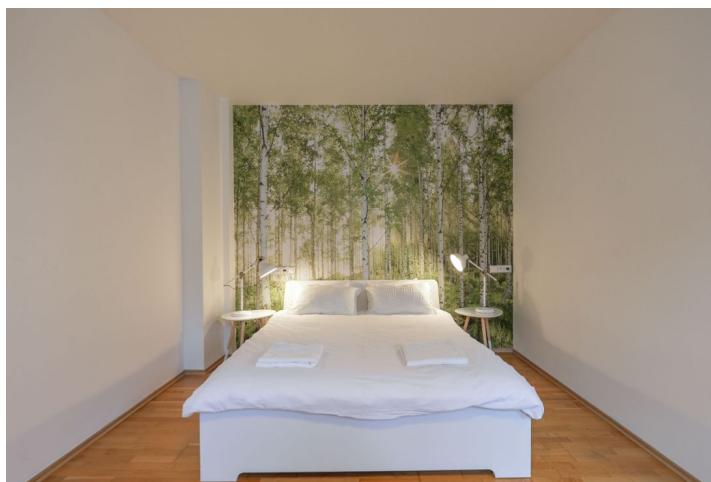




Apartment Studio (1+kk)

Sold

44.6 m², Prague 5, Smíchov, Pavla Švandy ze Semčic

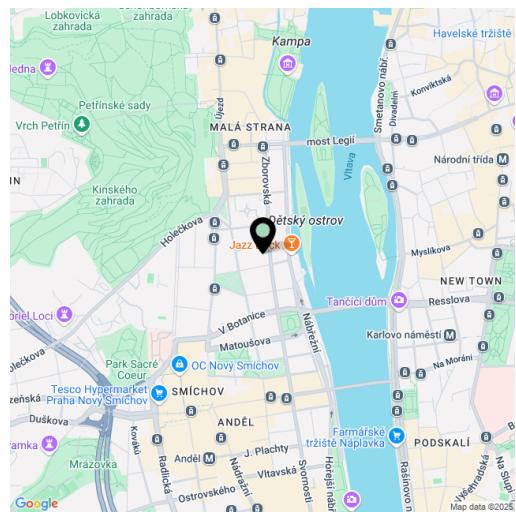




Apartment Studio (1+kk)

Sold44.6 m², Prague 5, Smíchov, Pavla Švandy ze Semčic

Total area	45 m ²
Parking	-
Cellar	-
PENB	G
Reference number	103963



* 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 fully furnished studio apartment, ideal for short-term rentals, is located on the 4th floor of an apartment building with an elevator in a prestigious place in Prague 5, near the picturesque Arbes Square with a park and the Janáček Embankment lined with mature trees, close to the Kinsky Garden, the Smíchov Anděl pedestrian zone, and the city center.

The unit consists of a living room with a fully equipped kitchen with a partially separate sleeping area, a bathroom (with a bathtub, toilet, and bidet), and an entrance hall.

The interior is cozy with **wooden floors**; modern elements include large-format wall and floor tiles. Plenty of daylight is ensured by **Velux skylights**, heating is provided by a gas boiler. The studio is offered with **all the equipment** shown in the photos. The building is well-maintained, and a **modern elevator** stops at each floor.

The sought-after location stands out for its a wide range of civic amenities. The Nový Smíchov shopping and entertainment center, a **sports field**, many restaurants, and clubs are located nearby, and popular tourist destinations and sights are within walking distance—the **National Theater**, **Dancing House**, or **Žofín Island**. Excellent accessibility is provided by a nearby tram stop and metro station. The landscaped green areas in the **Kinských** and **Petřín gardens** or nearby **islands** make the area even more pleasant.

Floor area 44.6 m².