



Apartment Three-bedroom (4+kk)

Ask for price

256.16 m², Prague 1, Malá Strana, Újezd





Apartment Three-bedroom (4+kk)

[Ask for price](#)256.16 m², Prague 1, Malá Strana, Újezd

Total area	321 m ²
Floor area*	256 m ²
Balcony	5 m ²
Terrace	60 m ²
Parking	-
Cellar	Yes
PENB	G
Reference number	106000

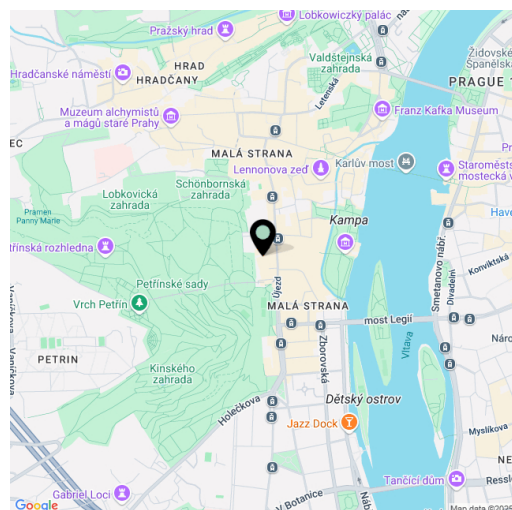
A unique view of Prague Castle and the Petřín Lookout Tower is offered by this beautiful spacious apartment located on the 3rd floor of a Renaissance house in the Lesser Town in the Újezd district, right next to the Petřín Gardens. The air-conditioned apartment has been carefully renovated with an emphasis on first-class materials and is fully furnished with designer furniture from renowned world manufacturers. It comes with 2 parking spaces.

The apartment has a sensitively separated social and private area, both west-facing. The social area consists of an open space for the living room, dining room, kitchen and seating area for guests, from which there is an entrance to the terrace with a view of **Hradčany**. The private part of the apartment includes a bedroom with a **walk-in wardrobe**, a 2nd bedroom with an en-suite bathroom, a 2nd bathroom with a bathtub and a shower, a 3rd bathroom with a sauna, a guest room, a hallway and a hall.

The main living area is distinguished by **arched** door structures and exposed **beams**, the ceiling height reaches up to 3.1 meters. The minimalist interior thus gives an airy, but also very cozy impression thanks to the earthy color palette. The apartment has **wooden casement windows**, which are a faithful replica of the original ones (triple-glazed on the inside), interior doors with **concealed hinges** and floors made of **Betonepox** concrete. The kitchen with a custom-made cooking island is equipped with **Miele** appliances (including a built-in wine cooler) and a **Liebherr** freezer. The bathroom sanitary ware comes from the **GESI** Italian manufacturer. **TOSHIBA** ceiling air conditioning provides cooling, **heated floors** ensure thermal comfort in winter. The gas boiler and water heater are located in the closet behind the guest room. The apartment includes a share on the common land (a gated courtyard) where **up to two cars can be parked**.

A prestigious address in the historic center of the city, but at the same time in a quiet corner away from crowds of tourists and in the immediate vicinity of the **Petřín Natural Monument**, accessible to Prague Castle. In addition to carefully maintained parks, the surrounding area also offers a diverse range of **services** and various cultural and social opportunities. The Nový Smíchov shopping center is 2 stops away, trams here provide perfect transport connections with other parts of Prague.

Floor area 256.16 m², roof terrace approx. 60 m², balcony 5.25 m², cellar.



* 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.

Ask for price

Podobneho počtu ľudí v porovnaní s veľkolepými počtami, ktoré milovníci hudby v minulosti zaznamenali, je aj počet ľudí, ktorí sa venujú hudbe profesionálne. Podľa údajov z roku 2007, ktoré poskytl Úrad štatistiky Slovenskej republiky, bolo v tomto období v SR 12 200 ľudí, ktorí sa profesionálne venujú hudbe. Podľa údajov z roku 2007, ktoré poskytl Úrad štatistiky Slovenskej republiky, bolo v tomto období v SR 12 200 ľudí, ktorí sa profesionálne venujú hudbe. Podľa údajov z roku 2007, ktoré poskytl Úrad štatistiky Slovenskej republiky, bolo v tomto období v SR 12 200 ľudí, ktorí sa profesionálne venujú hudbe.

[illegible]

TABULKA MISTNOSTI

LEGENDA MATERIALI

SCHEMA UMÍSTĚNÍ BYTL

