



Apartment Three-bedroom (4+kk)

Rented

118.4 m², Prague 2, Vinohrady, Mánesova



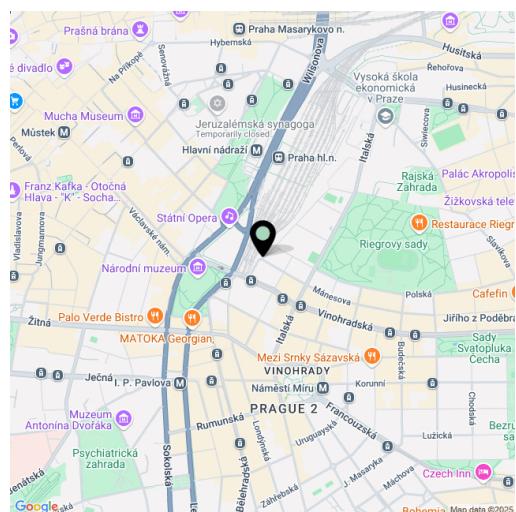


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Total area	122 m ²
Floor area*	118 m ²
Balcony	3 m ²
Parking	-
Cellar	Yes
Service price	Monthly deposit for services, water, heating, and electricity: CZK 10,000.
PENB	D
Reference number	107947
Available from	Immediately



* 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 refurbished, fully furnished air-conditioned 2-bathroom apartment with a sauna and balcony is on the 1st floor of a completely meticulously renovated Vinohrady apartment building with an elevator and preserved original architectural details. The Art Nouveau building is located on a tree-lined street near Riegrovy Sady Park and Jiřího z Poděbrad Square, an attractive residential location offering a variety of shopping opportunities including a popular farmer's market, restaurants, cafes, and bistros, a wide selection of schools, landscaped parks, playgrounds, and easy access to the city center by metro, tram, and car. A metro station and a tram stop are just a minute's walk away.

The interior features a living room with a fully fitted open plan kitchen and **bay windows** with a built-in sofa, a master bedroom with a built-in **sauna** and an en-suite bathroom (bathtub, smart toilet), a study/bedroom with a **balcony** facing the courtyard, a guest bedroom with a small storage room, a family bathroom (walk-in shower, smart toilet), a utility room, a separate smart toilet with a bidet shower, and an entrance hall.

Air-conditioning, Loxone smart home system, hardwood floors, large-format tiles, built-in wardrobes in all bedrooms, smart lighting, two sofabeds, central heating, washer, dryer, dishwasher, induction hob, microwave oven, coffee maker, toaster, kitchenware, four TV sets, video entry phone, alarm, cellar.