



## Apartment One-bedroom (2+kk)

Rented

57.4 m<sup>2</sup>, Prague 2, Vinohrady, Moravská





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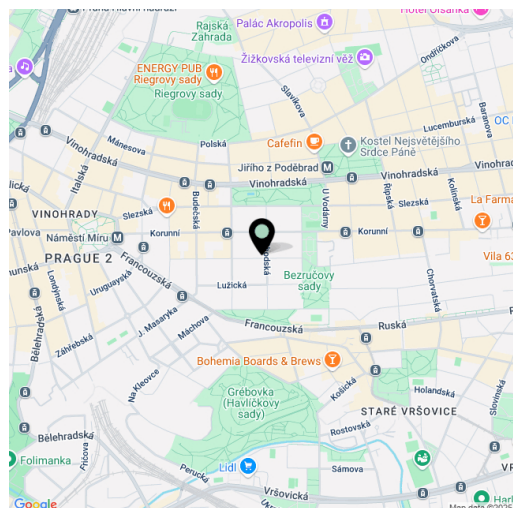
57.4 m², Prague 2, Vinohrady, Moravská

|                  |                                                                                                                            |
|------------------|----------------------------------------------------------------------------------------------------------------------------|
| Total area       | 57 m²                                                                                                                      |
| Parking          | -                                                                                                                          |
| Cellar           | Yes                                                                                                                        |
| Service price    | Monthly deposit for services, water, and heating: CZK 4,300. Electricity is billed separately (transferred to the tenant). |
| PENB             | Not required                                                                                                               |
| Reference number | 110050                                                                                                                     |
| Available from   | Immediately                                                                                                                |

Elegant furnished apartment with an interior designed by the OOOOX architectural studio situated on the 3rd floor of a meticulously renovated Art Nouveau apartment building—Moravianna project—with a new elevator and preserved original details, on a quiet one-way street lined with trees. Set in an attractive, highly sought-after location in Vinohrady near the Bratří Čapků, Bezručovy Sady, and Svatopluka Čecha parks, and the metro station on Náměstí Míru (Peace Square), which is less than a 10-minute walk away. There is a tram stop nearby, and complete amenities and services are in close vicinity. Within easy reach of Grébovka Park, Jiřího z Poděbrady Square, and popular Riegrovy Sady Park.

The apartment features a living room with a fully fitted open plan kitchen, a bedroom with built-in wardrobes, a bathroom including a bathtub and toilet, and an entrance hall with built-in wardrobes.

**Top-standard facilities and finishes, hardwood parquet floors, large-format tiles, high ceilings, security entry door, central heating, underfloor heating in the bathroom, high-standard sanitary ware, washer/dryer, dishwasher, induction stove top, microwave oven, wide-screen TV, alarm, video entry phone, 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.