



Apartment Two-bedroom (3+kk)

Rented

109 m², Prague 2, Nové Město, Záhořanského





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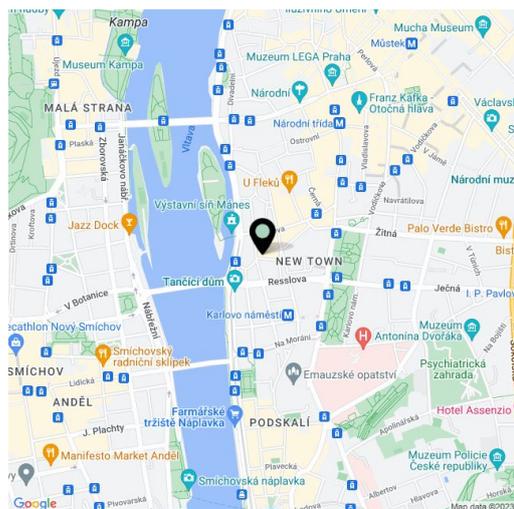
109 m², Prague 2, Nové Město, Záhořanského

Total area	131 m ²
Floor area*	109 m ²
Terrace	22 m ²
Parking	-
Garage	Yes
Cellar	Yes
Service price	Services, water, and Internet CZK 4,800/month. Gas and electricity are paid separately.
PENB	G
Reference number	21047
Available from	Immediately

Boasting high-standard equipment and perfect finishes, this furnished split-level attic apartment designed by an architect with a roof terrace offering panoramic views is on the 5th floor of a fully reconstructed traditional residential building with an elevator in a heritage protected area. Centrally located on a quiet street one block from the Dancing Building and Vltava riverbank, just a minute's walk from trams, five min. from the Karlovo náměstí metro station, and a short walk from the Mánes Exhibition Hall and the National Theater, with full amenities in the neighborhood.

The lower level includes a living room with a fully fitted open plan kitchen and dining area, one bedroom, a bathroom (walk-in shower, sink, bidet, toilet) with a laundry area, and an entry hall. The upper level features a second bedroom with a glass wall above the living room and access to the terrace, where stairs lead to a roof terrace with panoramic views, a large fitted walk-in closet, and a full bathroom. Both bedrooms are face the quiet courtyard.

Full air-conditioning, atelier windows, heated tiles, carpets, lit staircase and terrace, security entry door, lots of built-in wardrobes and storage, light dimmers, washing machine, dryer, dishwasher, 2x 3D TV, cable TV and Internet connection, smoke alarm, **cellar**.



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