



## Apartment One-bedroom (2+kk)

Rented

80 m<sup>2</sup>, Prague 2, Vinohrady, Krkonošská



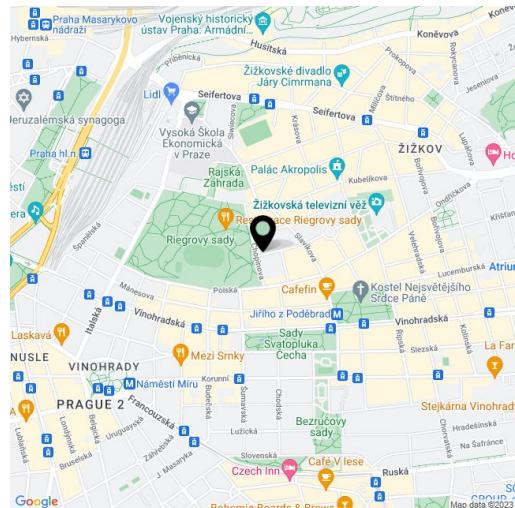


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Total area	82 m <sup>2</sup>
Floor area*	80 m <sup>2</sup>
Balcony	2 m <sup>2</sup>
Parking	-
Cellar	-
Service price	Service charges, water, and heating CZK 8,000/month. Electricity - transferred to the tenant.
PENB	G
Reference number	26621
Available 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.

**Boasting a wonderful location mere steps from Riegrovy Sady Park, this modernized high-standard 1-bedroom apartment with a balcony is situated on the 3rd floor of a fully renovated Art Nouveau building with an elevator, meticulously preserved original features, and a landscaped courtyard. Located on a quiet street in the popular residential neighborhood of Vinohrady, with very quick access to the city center and full amenities within easy reach, just a few minutes' walk from the Jiřího z Poděbrad metro station, tram stop, and a popular regular produce market.**

Enjoying clean lines and airy rooms, the interior features a large living room with a fully integrated kitchen and balcony facing the green courtyard, one bedroom with bay windows, a shower bathroom with a toilet, a fitted walk-in closet, and a spacious entrance hall.

High-quality materials and finishes, hardwood floors, tiles, underfloor heating, security entry door, French windows, built-in wardrobes, video entry phone, washer, dryer, Miele kitchen appliances, alarm.