



Apartment Two-bedroom (3+kk)

Rented

112 m², Prague 2, Vinohrady, Jana Masaryka





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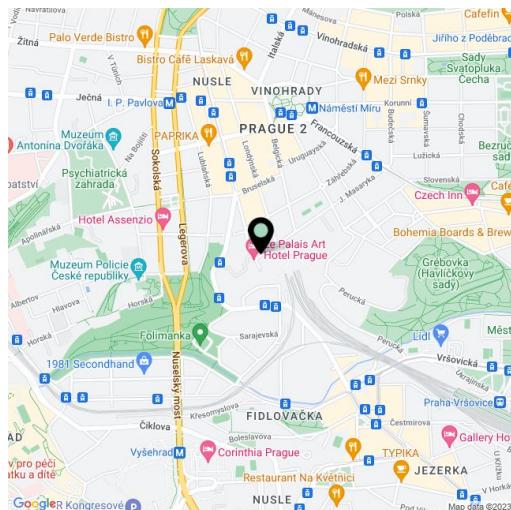
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Total area	120 m ²
Floor area*	112 m ²
Terrace	8 m ²
Parking	-
Cellar	Yes
PENB	G
Reference number	27662
Available from	Immediately

Fully furnished with designer furniture, this south-facing loft conversion with a terrace on the fifth floor of a well maintained traditional apartment building with a new elevator is located in the popular residential neighborhood of Vinohrady, just a short walk from Havlíčkovy Sady Park and Náměstí Míru Square with metro and trams. A lovely residential neighborhood of tree-lined streets and parks, sidewalk cafes, restaurants, bars, etc., offering a great atmosphere, only a short walk from the city center.

The interior features a living room with a fully fitted open plan kitchen, dining area, and fully openable French doors leading to the **terrace**, two separate bedrooms, a windowed shower bathroom with a toilet, a guest toilet with a bidet shower, an entrance hall, and a study/guest bedroom on an open **gallery**.

Hardwood floors, tiles, wooden beams, security entry door, underfloor heating in the bathroom and toilet, heated African granite panel at the terrace doors, custom-made built-in wardrobes and storage in all rooms, blinds, central heating, washer, dishwasher, induction cooktop, kitchenware, TV, garden furniture, great insulation, cellar. Deposit for common building charges, water, and heating CZK 4,500 per month. Electricity will be transferred to the tenant. Interior 100 m² + 12 m² gallery, terrace 8 m². Available from mid September 2022.



* 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.