



Apartment Two-bedroom (3+1)

Rented

99 m², Prague 2, Vinohrady, Na Švihance





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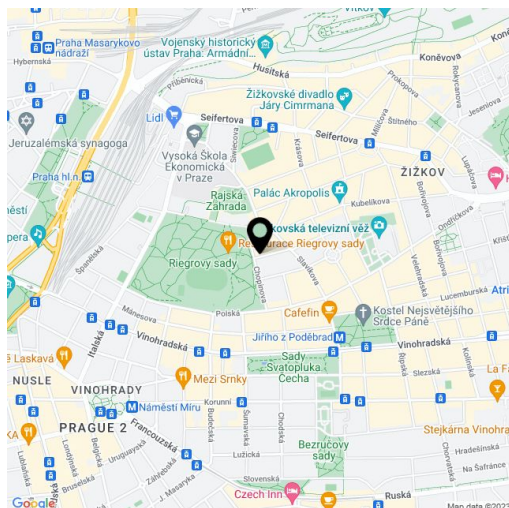
99 m², Prague 2, Vinohrady, Na Švihance

Total area	100 m²
Floor area*	99 m²
Balcony	1 m²
Parking	-
Cellar	-
PENB	G
Reference number	28187
Available from	Immediately

Benefiting from a wonderful location next to the Riegrovy sady park, this is a fully refurbished unfurnished 2-bedroom flat on the fourth floor of a renovated residential building with lift. With very quick access to the city center, located just a short walk from Jiřího z Poděbrad Square with metro station, tram stop, rich amenities and a very popular regular produce market.

The interior includes an open living room with atelier windows, a fully fitted kitchen and dining area, two bedrooms facing the courtyard garden, bathroom with bath, a separate toilet, and a large entry hall.

Airy rooms, high ceilings, large windows, **solid wood parquet floors**, tiles, security entry door, central gas heating, dishwasher, camera system. Monthly deposit for common building charges, water and heating CZK 3000/month. Electricity is billed separately (transfer to the tenant). **UNFURNISHED** despite the photos.



* 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.



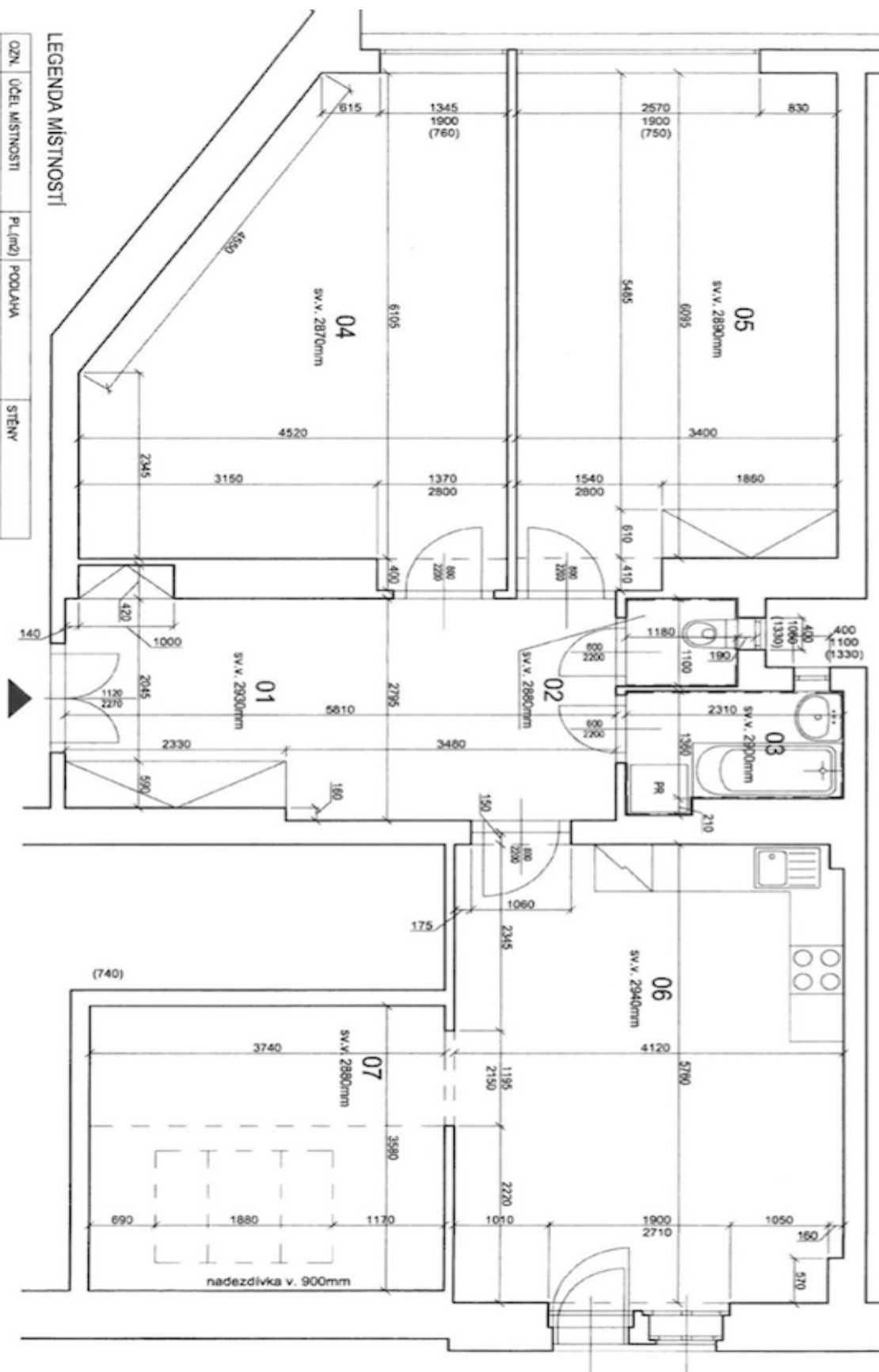
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OZN.	ÚČEL MÍSTNOSTI	PL(m²)	PODLAHA	STĚNY
01	HALA	15,87	PARKETOVÉ VLYSY	MALBA
02	WC	1,30	KERAMICKÁ DLAŽBA	KERAMICKÝ OBKLAD
03	KOUPELNA	3,29	KERAMICKÁ DLAŽBA	KERAMICKÝ OBKLAD
04	DĚTSKÝ POKOJ	22,78	PARKETOVÉ VLYSY	MALBA
05	LOŽNICE	20,72	PARKETOVÉ VLYSY	MALBA
06	KUCHYŇE S JIDELNOU	23,59	PARKETOVÉ VLYSY	MALBA
07	OBÝVACÍ POKOJ	11,81	PARKETOVÉ VLYSY	MALBA
CELKEM - BYT č. 19		99,36m²		

LEGENDA MÍSTNOSTI



LEGENDA MATERIÁLŮ



POZNÁMKA

DO PLOCHY OBÝVACÍHO POKOJE NEJÍ ZAPočÍTÁNA PLOCHA SE SVĚTLOU VÝŠKOU MENŠÍ NEŽ 1300mm (DLE CSN 73 4301)