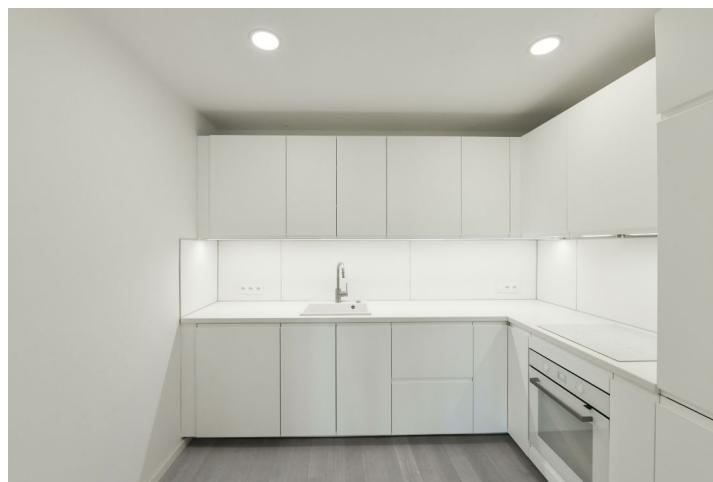
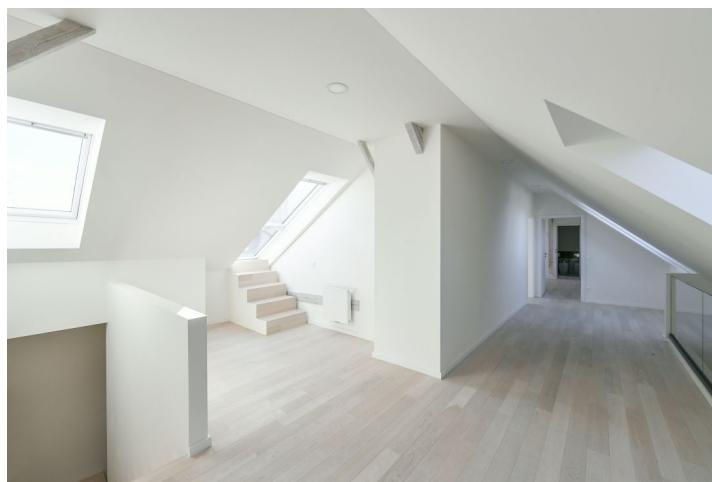
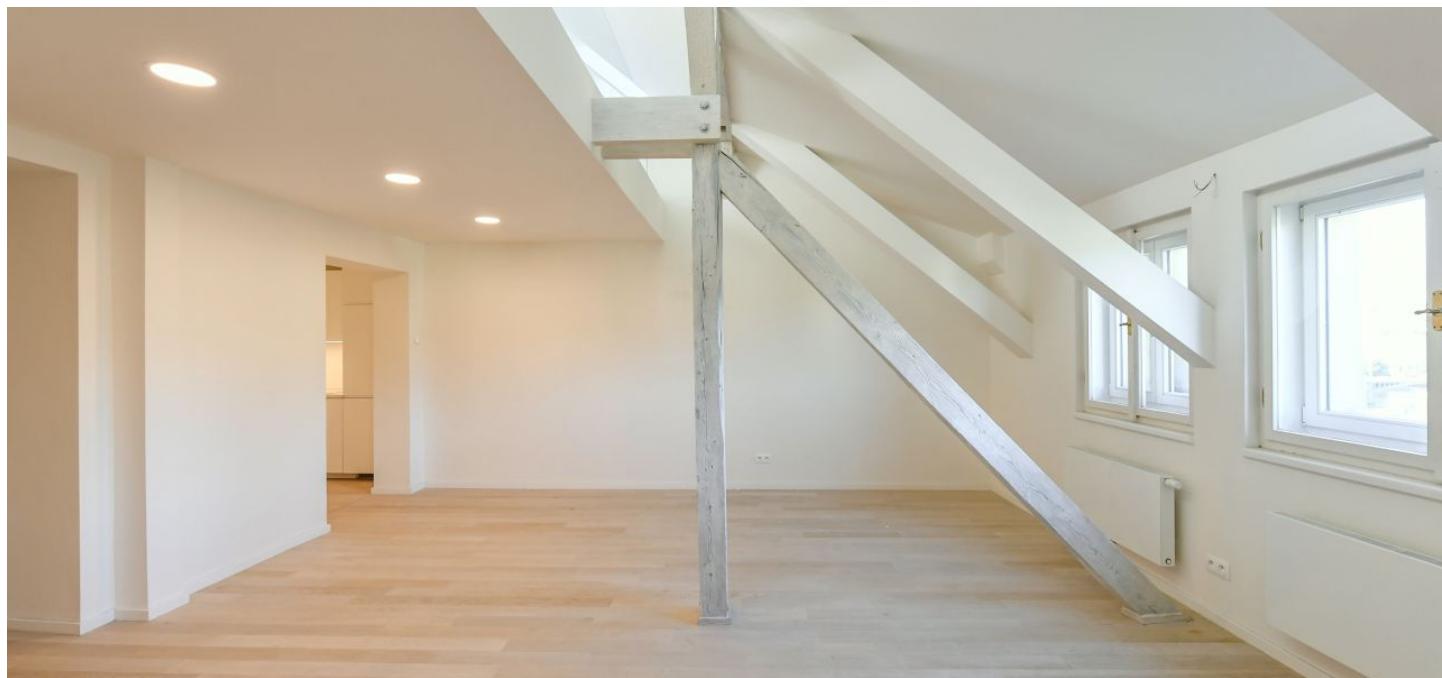




## Apartment Three-bedroom (4+kk)

Rented

166 m<sup>2</sup>, Prague 1, Nové Město, Masarykovo nábřeží

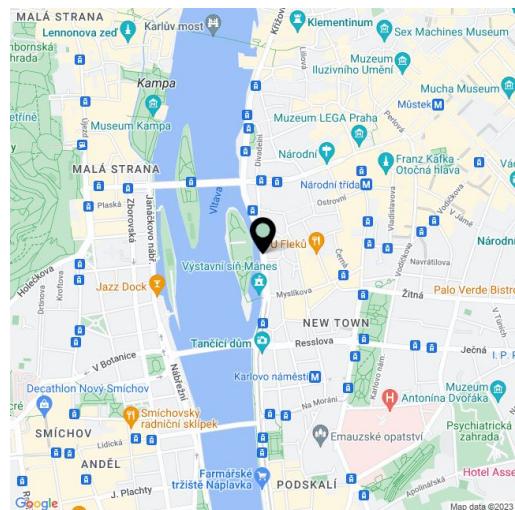




## Apartment Three-bedroom (4+kk)

**Rented**166 m<sup>2</sup>, Prague 1, Nové Město, Masarykovo nábřeží

Total area	211 m <sup>2</sup>
Floor area*	166 m <sup>2</sup>
Terrace	45 m <sup>2</sup>
Parking	-
Cellar	Yes
PENB	G
Reference number	37407
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 beautiful riverside location and views of the Vltava river, the Prague Castle, Petřín Hill and the Žofín Palace, this contemporary 3-bedroom 3-bathroom attic apartment with 2 terraces (total of 45 m<sup>2</sup>) is situated on the 5th floor of a well kept fully renovated traditional building with a lift. Set in an attractive central location in close vicinity of the National Theater, only a short walk from the Old Town and Wenceslas Square. Location with very good transportation connections (trams are a few steps away, metro within walking distance) and full amenities and services in the area.**

The lower level features a living room with a fully fitted open kitchen, a bedroom with an en-suite shower room, a separate toilet, and an open entrance hall. The upper floor includes a large **gallery** with **terrace** access, a master bedroom with an en-suite bathroom (bathtub, toilet, bidet, storage room) and access to a second **terrace**, plus a bedroom / study with a built-in wardrobe and an en-suite bathroom (bathtub, toilet, bidet). Both terraces offer views of the historic buildings and spires, the National Museum dome and the Žižkov TV Tower.

**Hardwood floors, tiles, gas boiler, dishwasher, video entry phone, cellar.** Monthly deposit for service charges and water: CZK 900/person. Gas and electricity bills will be transferred to the tenant.