



Apartment Two-bedroom (3+kk)

Sold

99.4 m², Prague 2, Vinohrady, Vinohradská



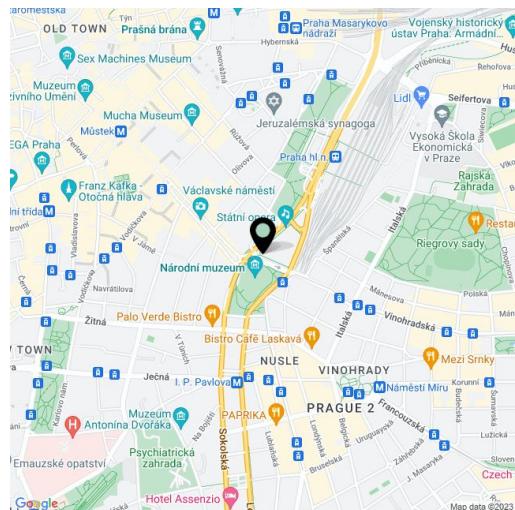


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Total area	105 m ²
Floor area*	99 m ²
Balcony	6 m ²
Parking	Garage parking space
Cellar	Yes
Service price	6 430 CZK monthly
PENB	C
Reference number	41112



* 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.

This bright apartment with two balconies, beautiful direct views of Svatopluk Čech Park, and a garage parking space is located on the 2nd floor of a completely renovated Art Nouveau apartment building in Vinohrady, close to the Jiřího z Poděbrad metro station.

The apartment with **high ceilings** consists of a living room with a **sunny balcony**, an adjoining kitchen, 2 bedrooms (1 with a balcony), a bathroom (with a bathtub and a walk-in shower), a separate toilet, and a large entrance hall. The south-facing living room faces Vinohradská Street and the park, and both bedrooms a **quiet courtyard**.

All rooms (except bathrooms and toilets) have **parquet floors**. The apartment is kept bright and airy by nice casement windows. The building was completely renovated in 2013, and has elegant common areas and a **modern elevator**. The purchase price includes a **cellar storage unit** and a **garage parking space** in an automated parking system.

A great address in Vinohrady right next to Jiřího z Poděbrad Square with cafes, restaurants, and shops and where **farmers' markets** are regularly held. **The city center is 5 minutes away** by metro or tram. In front of the building is the beautifully landscaped **Svatopluk Čech Park**, and the **Riegerovy** and **Mahlerovy** parks are also close-by.

Interior 99.4 m², balconies 2.3 m² and 3.3 m², cellar 1.8 m².

In addition to regular property viewings, we also offer real-time video viewings via WhatsApp, FaceTime, Messenger, Skype, and other apps.



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