



Apartment Two-bedroom (3+kk)

Sold

73 m², Prague 10, Vršovice, Bulharská



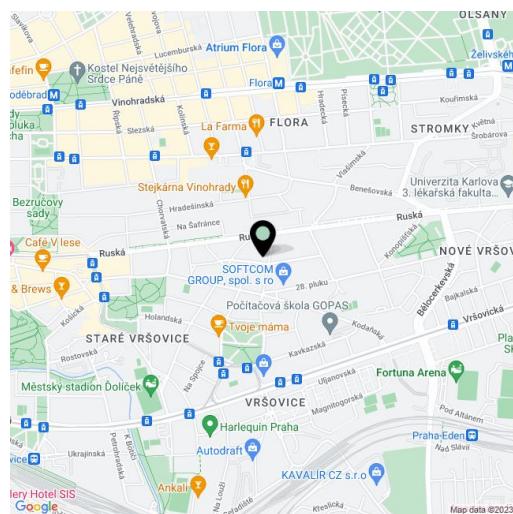


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|------------------|-------------------|
| Total area | 73 m ² |
| Parking | - |
| Cellar | Yes |
| Service price | 3 850 CZK monthly |
| PENB | G |
| Reference number | 41123 |



* 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 attic apartment with high ceilings is located on the 6th floor of a classic brick apartment building in a traditional residential area on the border of Vinohrady, Vršovice, and Žižkov. An easily accessible place with complete infrastructure, in the vicinity of a major residential neighborhood from the 1930s.

The layout consists of a living room with a kitchen, 2 bedrooms, a bathroom, a foyer, and a hallway.

The apartment was renovated about 10 years ago and is completely insulated. Facilities include built-in wardrobes, a custom-made kitchen (with a **Technistone artificial stone worktop**, gas hob, electric oven, dishwasher, hood with a skylight), **parquet floors**, wooden double-glazed Euro windows with interior blinds, and an entrance door with a five-point security lock and videophone. Heating is by its own Vaillant gas boiler. The apartment comes with a storage closet on the same floor and a **large cellar** accessible by elevator. The building's common areas are nicely maintained. The elevator goes to the 4th floor. Residents of the building have access to 3 attic spaces and a courtyard.

The building stands on the corner of one-way streets lined with **greenery**. Within easy walking distance is a kindergarten and elementary school, a grocery store, several cafes, restaurants, wine shops, and pubs. The Eden or Atrium Flora shopping centers are a short drive away. The beautiful **Riegrovy Sady** and **Grébovka Parks** are close-by. Transport connections are provided by buses—the ride to the Náměstí Míru metro station takes only 5 minutes and to the city center to the Florenc metro transfer station less than 15 minutes.

Interior 73 m², cellar 6.3 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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