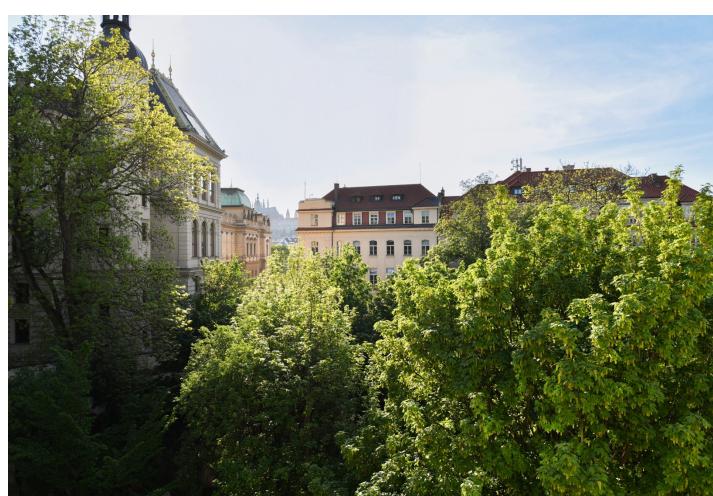




## Apartment Two-bedroom (3+1)

Sold

96 m<sup>2</sup>, Prague 1, Staré Město, U Starého hřbitova

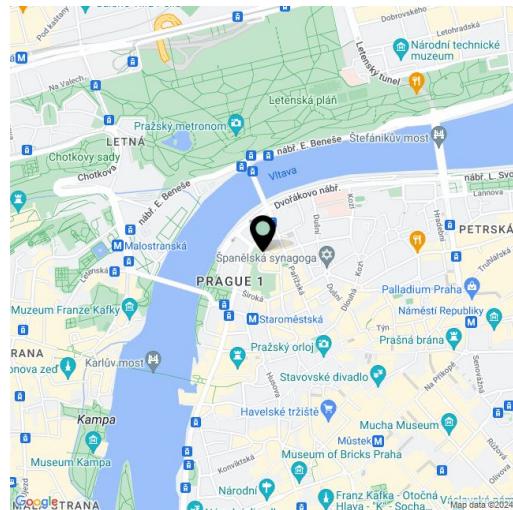




## Apartment Two-bedroom (3+1)

**Sold**96 m<sup>2</sup>, Prague 1, Staré Město, U Starého hřbitova

Total area	96 m <sup>2</sup>
Parking	-
Cellar	Yes
PENB	G
Reference number	43618



\* Size of the unit according to the Housing Act.

The area consists of the sum total of the internal area of every room.

**This bright two-bedroom apartment with views of the Jewish Cemetery is located on the 3nd floor of a fully renovated building with an elevator, in the vicinity of exclusive Pařížská Street, just a few steps from Old Town Square.**

The interior consists of a living room, a master bedroom with an **en-suite bathroom** and walk-in closet, a second bedroom, a walk-through kitchen, a laundry room, a separate toilet, and a central entrance hall. The kitchen is accessible from both the master bedroom and the living room. The property also includes a **cellar**.

Many preserved original architectural features—**wooden parquet floors**, plank floors, and **casement windows**—highlight the historical character of the apartment. The kitchen is equipped with **built-in appliances**. A home videophone is available. Heating is provided by a private gas boiler.

Residents of the building can enjoy access to a **shared rooftop terrace** and a landscaped inner **courtyard**.

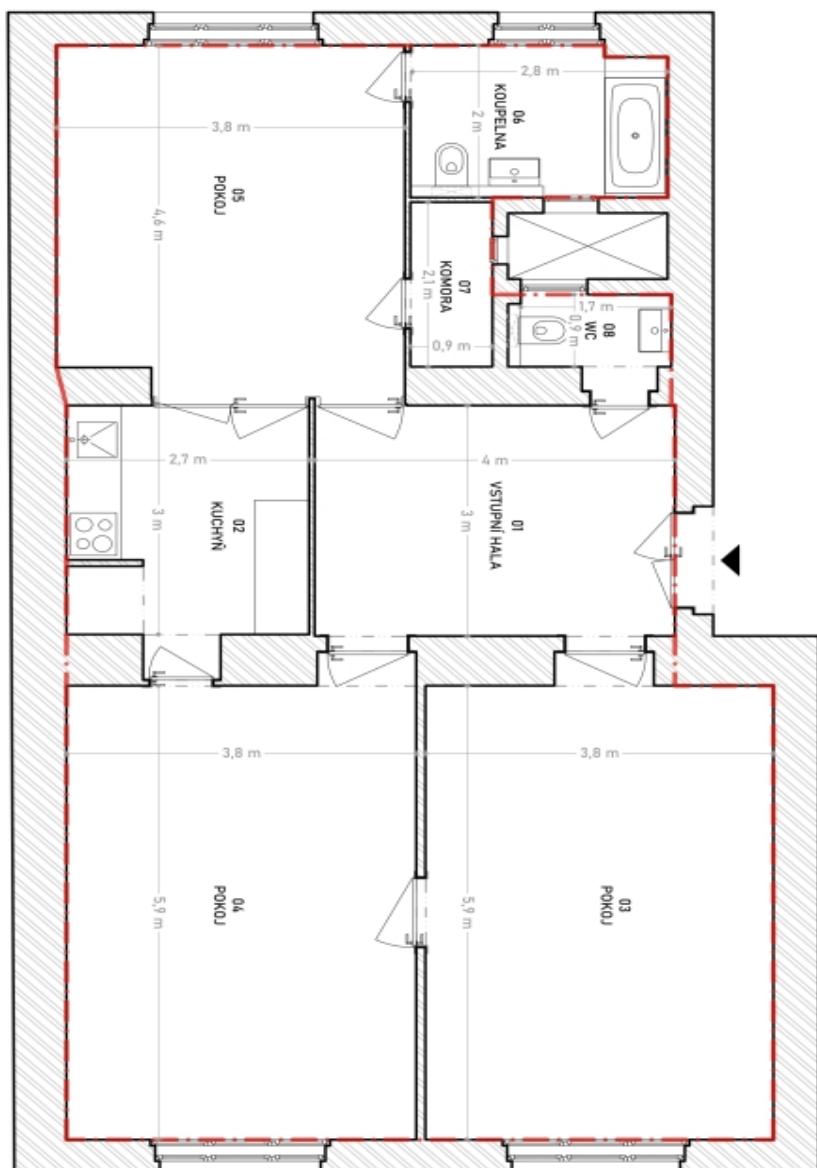
The property is located in a prestigious part of **Prague's historic city center**, on a quiet street in the former Jewish quarter of **Josefov**, in close proximity to significant landmarks, galleries, cafés, restaurants, and luxury boutiques. For relaxation in green spaces, **Letná Park** is just across the Čech Bridge and offers further access to a bike path leading all the way to Stromovka Park. Excellent public transport connections are provided by the **Staroměstská metro station** and numerous tram lines within walking distance.

Floor area 96 m<sup>2</sup>.



## Apartment Two-bedroom (3+1)

Sold

96 m<sup>2</sup>, Prague 1, Staré Město, U Starého hřbitova

— HŘANICE POUZDROVÉ PLATIN B.L. N.B.I.  
— ZDĚŘÍ STEŇ

VÝMĚRY MÍSTNOSTÍ	
BYTOVÁ JEDNOTKA	PLATIN (m <sup>2</sup> )
Č.M. POKUJ	12,1
01 VSTUPNÍ HALA	7,5
02 KUCHYN	5,2
03 POKUJ	22,9
04 POKUJ	23,0
05 POKUJ	11,2
06 KOUPELNA	5,2
07 KOMORA	1,9
08 WC	1,9
09 WC	1,7
POLOŽKOVÁ PLATIN BYTOVÉ JEDNOTKY (m <sup>2</sup> )	96,0
UŽITNÁ PLATIN BYTOVÉ JEDNOTKY (m <sup>2</sup> )	91,7

Okresní soudním soudem bylo vydáno rozhodnutí č. 34/2023/103 z 9.1.2023