



Apartment Two-bedroom (3+1)

Sold

96 m², Prague 1, Staré Město, U Starého hřbitova





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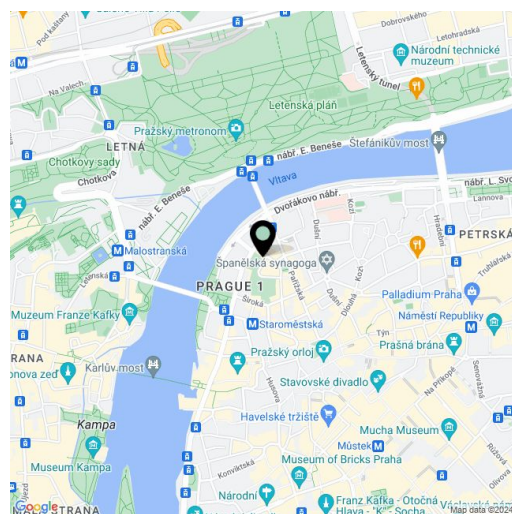
Total area	96 m ²
Parking	-
Cellar	Yes
PENB	G
Reference number	43618

This bright two-bedroom apartment with views of the Jewish Cemetery is located on the 3rd 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 m².

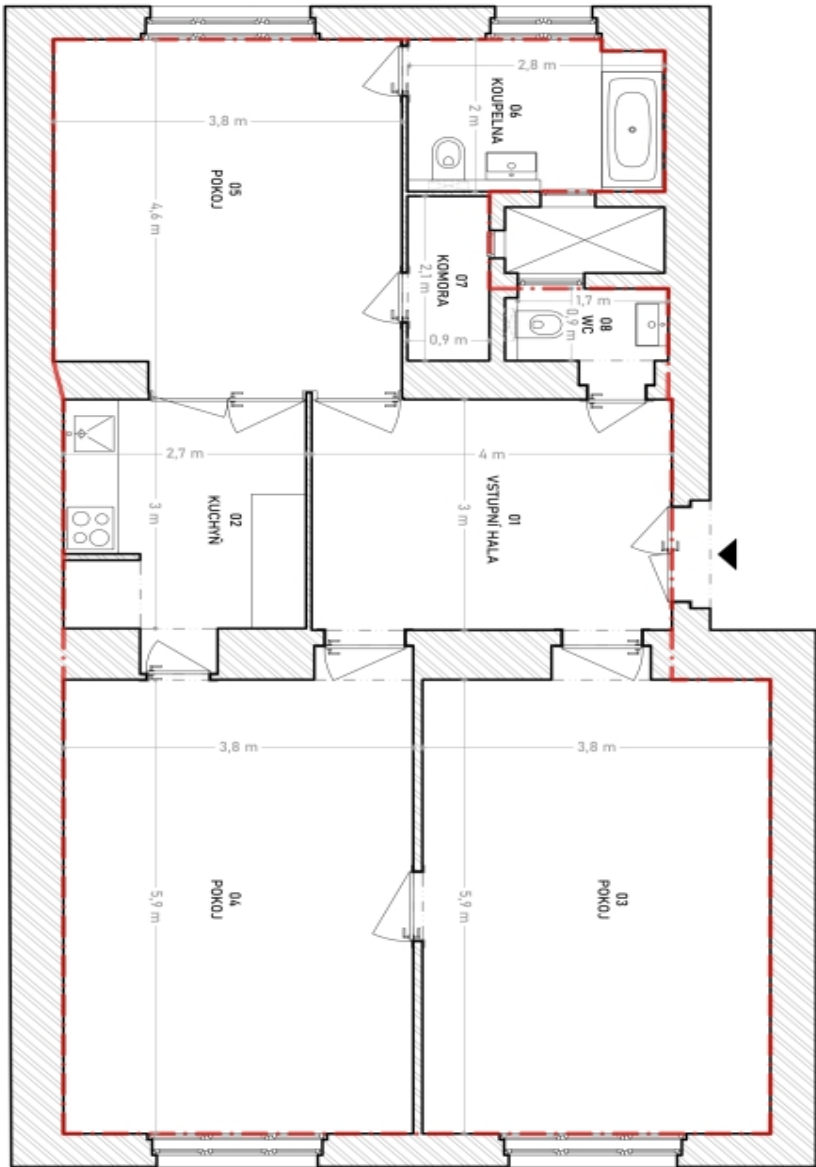
* Size of the unit according to the Housing Act.
The area consists of the sum total of the internal area of every room.



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Ověření podlahové plochy bytů je provedeno podle měřicího náčiní ES1 E 1842398A.
Užitá podlahová plocha bytů je v souladu s měřicími náčiní ES1 E 1842398A.

VÝMĚRY MÍSTNOSTÍ	
Č. M. POKOJ	PLOCHA (m²)
01 VSTUPNÍ HALA	12,1
02 KUCHYŇ	7,5
03 POKOJ	22,9
04 POKOJ	23,0
05 POKOJ	77,2
06 KOUPELNA	5,2
07 KOMBRA	1,9
08 WC	1,7
CELKOVÁ PLOCHA BYTŮ (m²)	
96,0	

HRANICE PODLAHOVÉ PLOCHY B.J., N.B.J.
ZDĚNÉ STĚNY