



# Apartment 3 Bed

Praha 3 - Vinohrady, náměstí Jiřího z Poděbrad

MONTHLY RENT	PROPERTY	CODE	FLOOR	AREA	TERRACE	PARKING
3.765 EUR	ID 542	7	2/6	121 m <sup>2</sup>	2 m <sup>2</sup>	Yes



An above-standard 3-bed apartment for rent in an exclusive rental housing project in Prague's Vinohrady combines the nobility of a renovated Art Nouveau building and the comfort of modern life in the center of the metropolis.

An elegant apartment on the second floor of the building with a view of Jiřího z Poděbrady Square offers pleasant living in a high standard and the unmistakable atmosphere of a sought-after historical part of the city. The apartment with a total usable area of 121 sqm consists of an airy living room with a dining area and a furnished kitchenette, two spacious bedrooms, a study with access to the terrace, a corridor, a shared bathroom, a separate guest toilet and a storage room. The balcony offers a view of the square surrounded by charming Art Nouveau houses with the Church of the Sacred Heart in the middle.

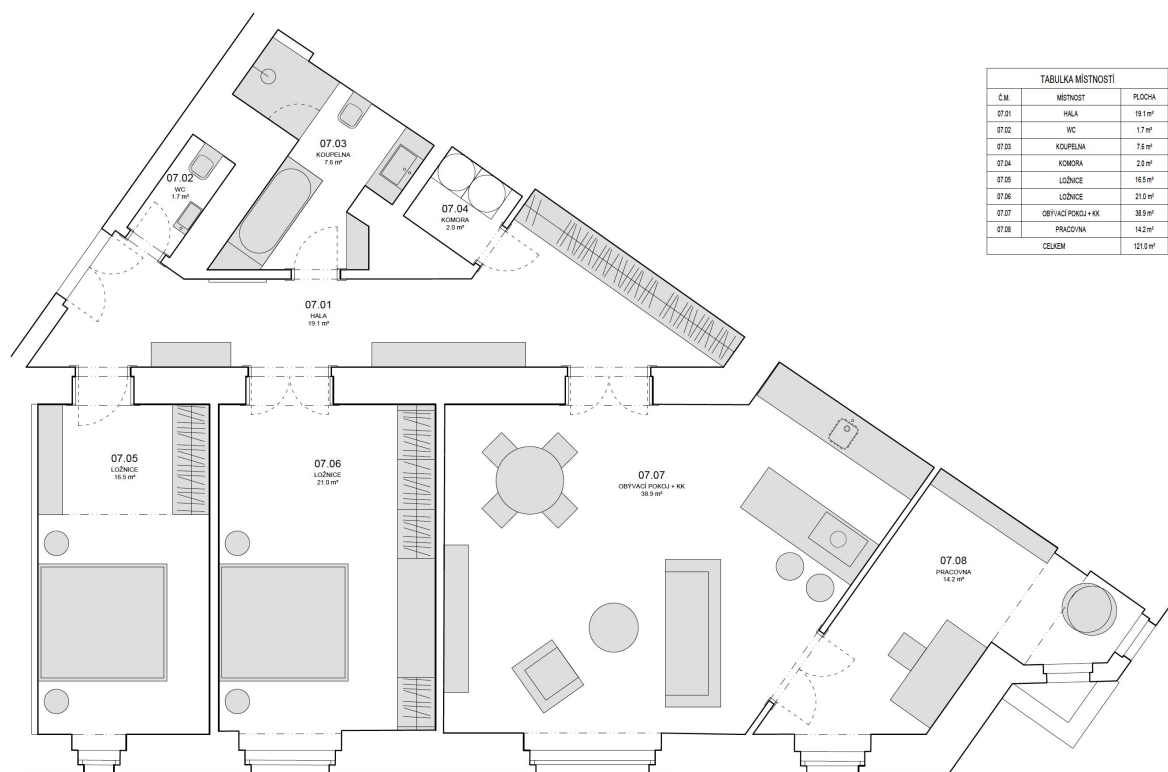
Standards include high quality materials and workmanship, wooden oak floors and new double glazed windows. The apartment also has air conditioning, built-in wardrobes, a washing machine, a dryer and its own wine cellar. Apart from the kitchen and bathroom, the apartment is offered unfurnished, but it can be furnished for a higher rent.

Rent paid in euros, amounting to EUR 3,869. House fees are 125 EUR per person per month, gas and electricity are transferred to the tenant. One garage parking space is included in the rent, another is available for a monthly fee of CZK 6,550. Pets are not allowed. The apartment has a cellar.

The location of the wider center of the capital means excellent accessibility and civic amenities. Just a few steps from the house there is a subway station of line A - náměstí Jiřího z Poděbrady and several tram stops. In the vicinity you will find schools, medical offices, offices and countless shops, bars, restaurants and cafes. For spending free time, there are also a number of parks, monuments, two regular farmers' markets and a number of cinemas and theaters offering opportunities for cultural enjoyment.

For complete information about the project and available housing units for rent, do not hesitate to contact us.

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