



## Apartment One-bedroom (2+1)

Sold

81 m<sup>2</sup>, Prague 1, Staré Město, U Obecního dvora





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Total area	83 m <sup>2</sup>
Floor area*	81 m <sup>2</sup>
Balcony	2 m <sup>2</sup>
Parking	-
Cellar	Yes
PENB	G
Reference number	102477

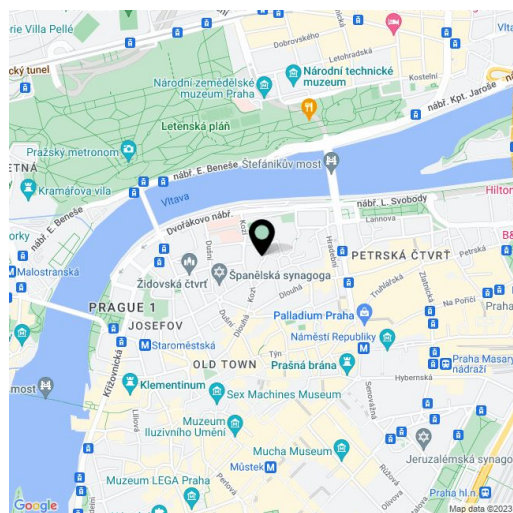
This apartment suitable for reconstruction with a balcony offering impressive view of the treetops on the square called Kozí plácek is located on the 2nd floor of a historic corner building in the unique place—the Haštalská district. With its narrow winding streets, it resembles the romantic parts of Paris.

The current layout consists of 2 rooms, a kitchen, a bathroom (with a window to the skylight), a separate toilet, and an entrance hall. One room leads to the southwest-facing balcony.

The apartment with high ceilings is cleared and ready to be completely renovated. Windows are casement, floors are parquet. The building is nicely arranged and maintained, and has elegant common areas and an elevator.

The magical Haštalská district with a long history of settlement and many architectural gems is full of cafes and restaurants, clubs and shops, and the nearby gardens of the St. Agnes Convent form a peaceful green oasis. Excellent transport accessibility is ensured by nearby public transport stops (metro, trams, and buses).

Floor area 81.2 m<sup>2</sup>, balcony 2 m<sup>2</sup>.



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

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