



Apartment Four-bedroom (5+1)

Ask for price

241 m², Prague 1, Staré Město, Věžeňská

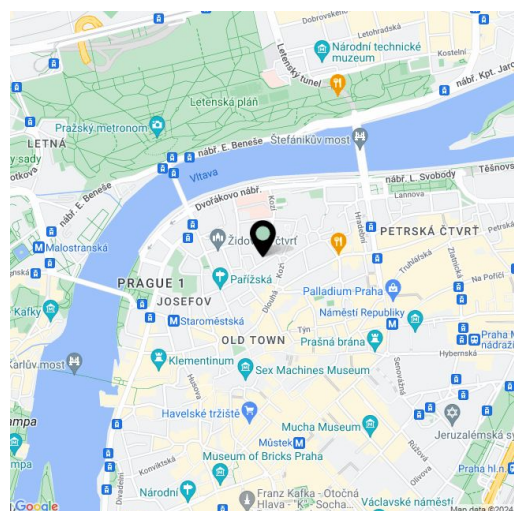




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| | |
|------------------|-------------------------|
| Total area | 263 m ² |
| Floor area* | 241 m ² |
| Balcony | 2 m ² |
| Terrace | 20 m ² |
| Parking | 2 garage parking spaces |
| Garage | Yes |
| Cellar | - |
| PENB | G |
| Reference number | 104282 |



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

This designer furnished, air-conditioned apartment, which, thanks to its size of over 200 m² and the type of facilities, can be compared to luxury apartments in the world's capital cities, is spread out over two floors of a wonderful building that stands in the center of Prague, in the magical Haštalská district in Old Town. Two garage parking spaces and a 24/7 reception in the building contribute to residents' comfort and safety.

On the entrance level of the apartment (1st floor of the building) is a living room, 1 bedroom, a bathroom, a separate toilet, a cleaning/laundry room, and an entrance hall with access to a **terrace with ornamental plants**. On the upper level, accessible by stairs from the living room, is a kitchen with a dining area, a bedroom with a **balcony and walk-in wardrobe**, another 2 bedrooms, and a bathroom (shower, bathtub, toilet, sink). It is possible to take the **elevator** to the 1st and 2nd floors. On the upper floor is a practical pantry right by the entrance to the apartment, so you won't have to carry your shopping upstairs. There is a **preparation for a kitchen** behind the built-in bookcase **in the living room**, making it possible to reinstall the kitchen there. Both the terrace and the balcony face northwest towards the **courtyard**.

The apartment, created by joining two units, was renovated and furnished in 2018 according to the designs of a **renowned architectural studio**. The entire apartment has tiled floors with **underfloor heating** and **Soliter Parquet wooden floors** in white, **air-conditioning** throughout, and gas boiler heating can be controlled remotely via a mobile phone. The **stone-tiled kitchen** is equipped with built-in Siemens appliances, the elegant bathrooms have brand name sanitary ware and faucets. The feeling of freedom is enhanced by ceilings with a height of 3.4 m and interior doors of 2.4 m. Plenty of daylight is let in by large **casement windows**, replicas of the original ones, which were inserted into **arched southeast-facing bay windows** in the living room and kitchen. The purchase price includes **2 parking spaces** in the **garage** accessible by a car elevator. The building is maintained, and a **24/7 reception** is available to residents.

An excellent location on a one-way side street near the well-maintained **Koží Plácek Square** and close to elegant **Pařížská Street**, offering a wide selection of restaurants and cafes, plenty of shops, medical services, but also **theaters, galleries**, and schools from kindergartens, elementary schools, a high school, and the **Charles University**. Excellent transport connections are provided by trams and buses from nearby stops, and the Staroměstská metro station is about a 5-minute walk away.

Floor area 241.3 m², balcony 2.10 m², terrace

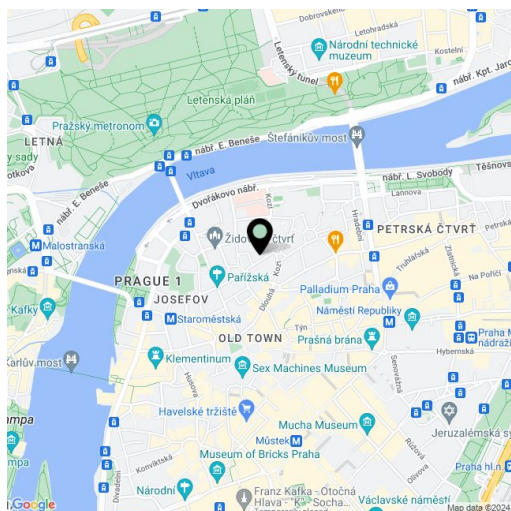


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|------------------|-------------------------|--|
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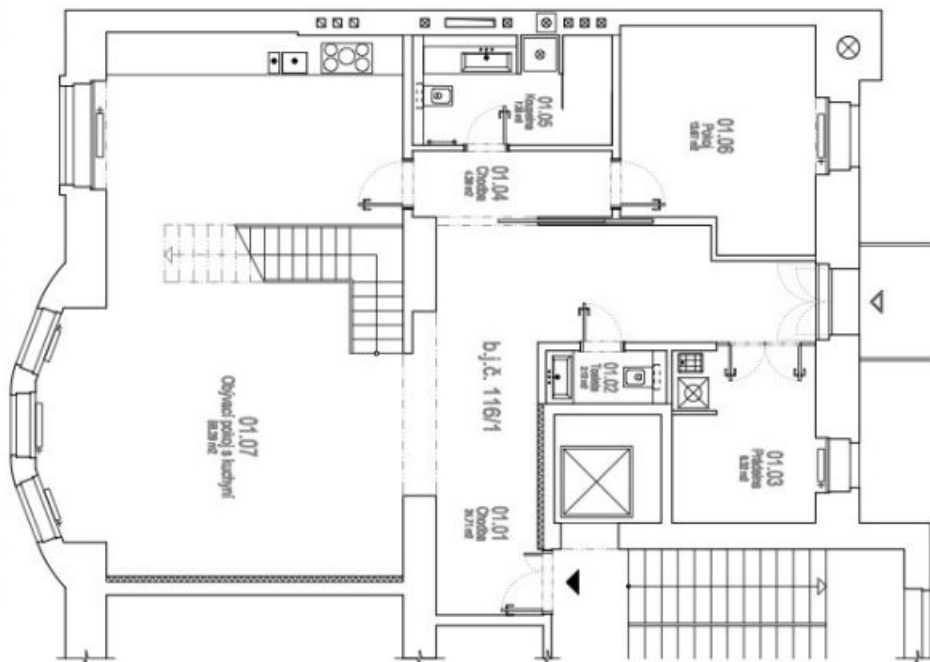
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241 m², Prague 1, Staré Město, Věžeňská

Legenda místností

| Obj. Užit. plocha | Prům. m ² |
|-------------------|----------------------|
| 01.01 | 30,71 |
| 01.02 | 10,00 |
| 01.03 | 14,84 |
| 01.04 | 13,87 |
| 01.05 | 10,00 |
| 01.06 | 14,84 |
| 01.07 | 10,00 |
| 01.08 | 10,00 |
| 01.09 | 10,00 |
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| 01.40 | 10,00 |
| 01.41 | 10,00 |
| 01.42 | 10,00 |
| 01.43 | 10,00 |
| 01.44 | 10,00 |
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| 01.46 | 10,00 |
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| 01.99 | 10,00 |
| 01.100 | 10,00 |



Legenda místností

| Obj. Užit. plocha | Prům. m ² |
|-------------------|----------------------|
| 02.01 | 30,71 |
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| 02.03 | 14,84 |
| 02.04 | 13,87 |
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| 02.90 | 10,00 |
| 02.91 | 10,00 |
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| 02.100 | 10,00 |

