svoboda&williams | CHRISTIE'S INTERNATIONAL REAL ESTATE

Apartment One-bedroom (2+kk)

Sold

61 m², Prague 2, Vinohrady, Mikovcova

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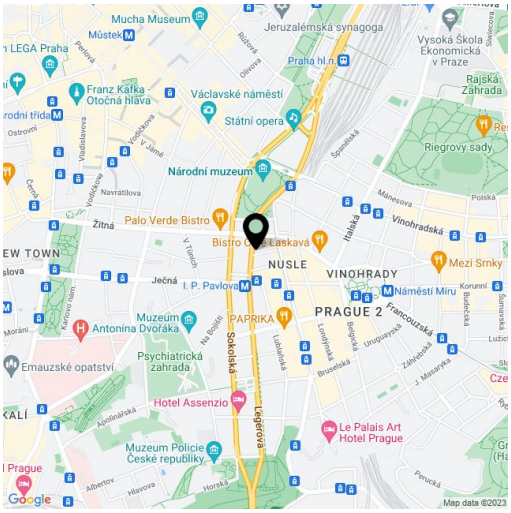
Sold

61 m², Prague 2, Vinohrady, Mikovcova

Total area	61 m²
Parking	-
Cellar	Yes
PENB	G
Reference number	32662



***** Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.

This new south-facing apartment (finished in 2019) is located on the 4th floor of a recently renovated apartment building with an elevator. The location on the border of Vinohrady and Nové Město provides quick access to the city center, all services, and public transport.

The layout consists of a living room with a preparation for a kitchen, a bedroom, a foyer, a bathroom (with a bathtub), and a cloakroom with a connection for a washing machine.

The interior is finished to **a high standard**, which includes **hardwood oak floors**, large-format tiles, a house videophone, or a **preparation for air conditioning.** The living room is illuminated by large skylights. Heating is provided by an economical gas boiler. The building has been reconstructed, including updated utilities and a refurbished roof, common areas, and facade. There is a new glass elevator. The unit comes with a **cellar.**

The building is situated a short walk from the I. P. Pavlova or Museum metro station and tram stop, within walking distance of complete amenities (shops, restaurants, clubs, cinemas, and theaters). Many national and international train links go from the nearby Main Railway Station. There is also a direct bus connection to the airport. Through the recently landscaped **Čelakovského Sady Garden**, you can reach **Wenceslas Square** within a few minutes. The nearby **Riegrovy Sady Garden** offers relaxation amongst the greenery.

Floor area 61.3 m², cellar 3 m².

In addition to regular property viewings, we also offer **real-time video viewings** via WhatsApp, FaceTime, Messenger, Skype, and other apps.

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