



## Apartment Six-bedroom (7+1)

Rented

288.4 m<sup>2</sup>, Praha 1, Staré Město, Pařížská





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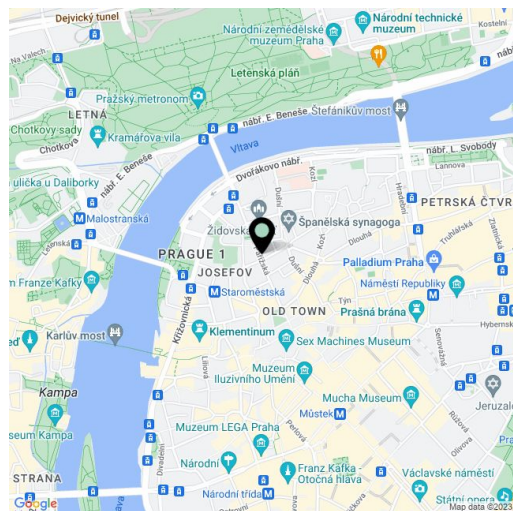
288.4 m<sup>2</sup>, Praha 1, Staré Město, Pařížská

Total area	292 m <sup>2</sup>
Floor area*	288 m <sup>2</sup>
Balcony	7 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	34161
Available from	Immediately

**High standard duplex in a most attractive location. This is a completely newly refurbished, fully air-conditioned 6-bedroom 3-bathroom split-level apartment with 2 balconies and renovated wood grain ceilings, on the third floor of a fully renovated historic building with a 24/7 reception, a lift and preserved original architectural details. Located in the historic center of Prague, on one of the most desirable residential addresses, just moments from the Vltava embankment and the Old Town Square. Prestigious Pařížská Street boasts buildings built in a grand style, luxury shops and boutiques, and excellent restaurants.**

The lower floor of the apartment features a living room with a **wood grain ceiling** and bay windows facing the Pařížská street, a fully fitted kitchen, a master bedroom with a **walk-in closet** and a **balcony** facing the back yard, a second bedroom, a bathroom (walk-in shower, bidet, toilet), a separate toilet with a bidet, a **walk-in closet** / utility room, and an entrance hall. The upper floor includes three bedrooms - one with a grain ceiling, a large **walk-in closet** (or a sixth bedroom), a full bathroom with a **balcony**, a third bathroom (walk-in shower, toilet), and a hall.

**Preserved original details, high ceilings, large windows, solid wood parquet floors, tiles, gas boiler, roller blinds, washer, dryer, dishwasher, induction cooktop, microwave oven, video entry phone, satellite reception, bike storage in the building. Service charges and water bills: CZK 2000/person/month. Reception service: CZK 14,000/month. Gas and electricity are billed separately.**



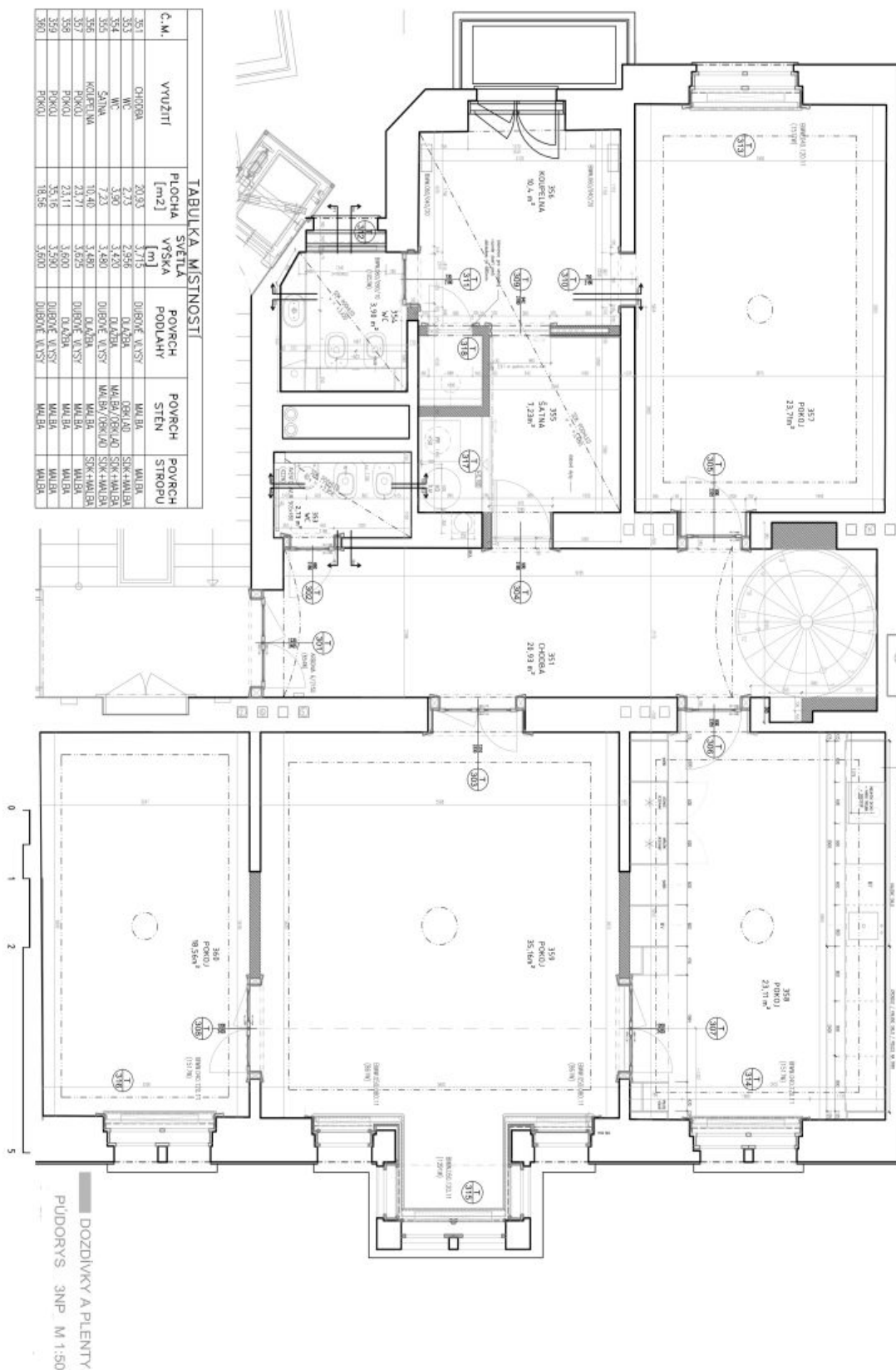
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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