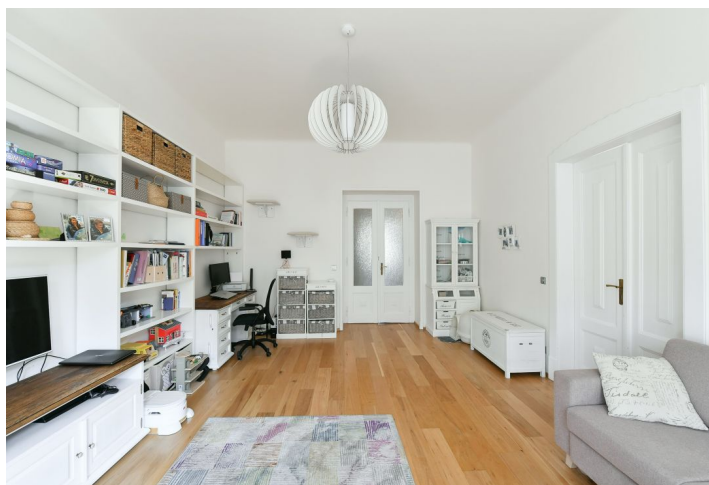




## Apartment Two-bedroom (3+1)

Sold

109 m<sup>2</sup>, Prague 6, Dejvice, Mařákova





## Apartment Two-bedroom (3+1)

**Sold**109 m<sup>2</sup>, Prague 6, Dejvice, Mařákova

Total area	109 m <sup>2</sup>
Parking	-
Cellar	Yes
Service price	2 890 CZK monthly
PENB	G
Reference number	37617

This renovated classic apartment with a bay window, high ceilings, a practical layout, and large rooms is part of a nicely renovated Art Nouveau apartment building from 1910 that stands on a side street lined with mature trees in the popular district of Prague 6 - Dejvice, within walking distance of Prague Castle and just a few steps from the Hradčanská metro station.

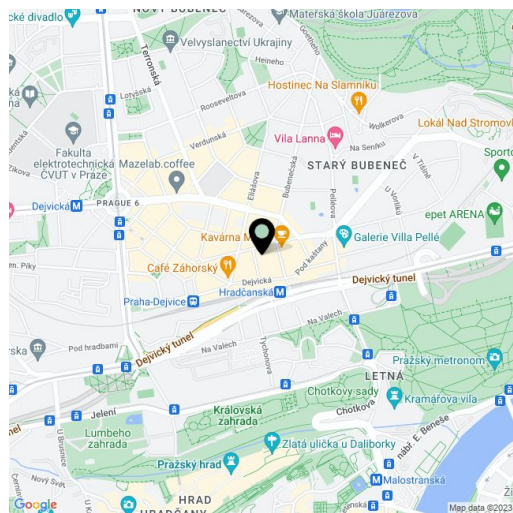
The traditional layout of the 3rd floor unit consists of a living room with a **bay window**, a kitchen with a living area, a pantry, 2 bedrooms, a bathroom, a separate toilet, and a large entrance hall. The windows of the living room and kitchen face **southwest** towards the street; the bedrooms face the **courtyard**. The apartment has nice views of the greenery and the towers of **Prague Castle**.

The interior was renovated around 2012 and 2019. Windows, floors, and interior doors are **wooden**, and the kitchen with lacquered doors is equipped with granite **countertops**, tiles, and Gorenje appliances (incl. a steam oven). Bathroom fixtures are by the Noblessi and Paffoni brands. Heating is by a gas boiler. The building is well maintained and has an **elevator** that stops at the mezzanine floors. Parking is possible in front of the building in a residential area.

**A perfect location** within walking distance of a kindergarten and elementary school and the international **Riverside School Prague** Junior High, as well as many shops, cozy cafes, bistros, and restaurants. The Hradčanská metro station and tram stop are only a few steps away, and the Prague-Dejvice Railway Station is also within easy reach. When traveling by car, a great advantage is the quick connection to a tunnel complex. For a pleasant walk, head to **Hradčany and the Letenské sady and Stromovka parks**.

Interior 109.23 m<sup>2</sup>, cellar about 8 m<sup>2</sup>.

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



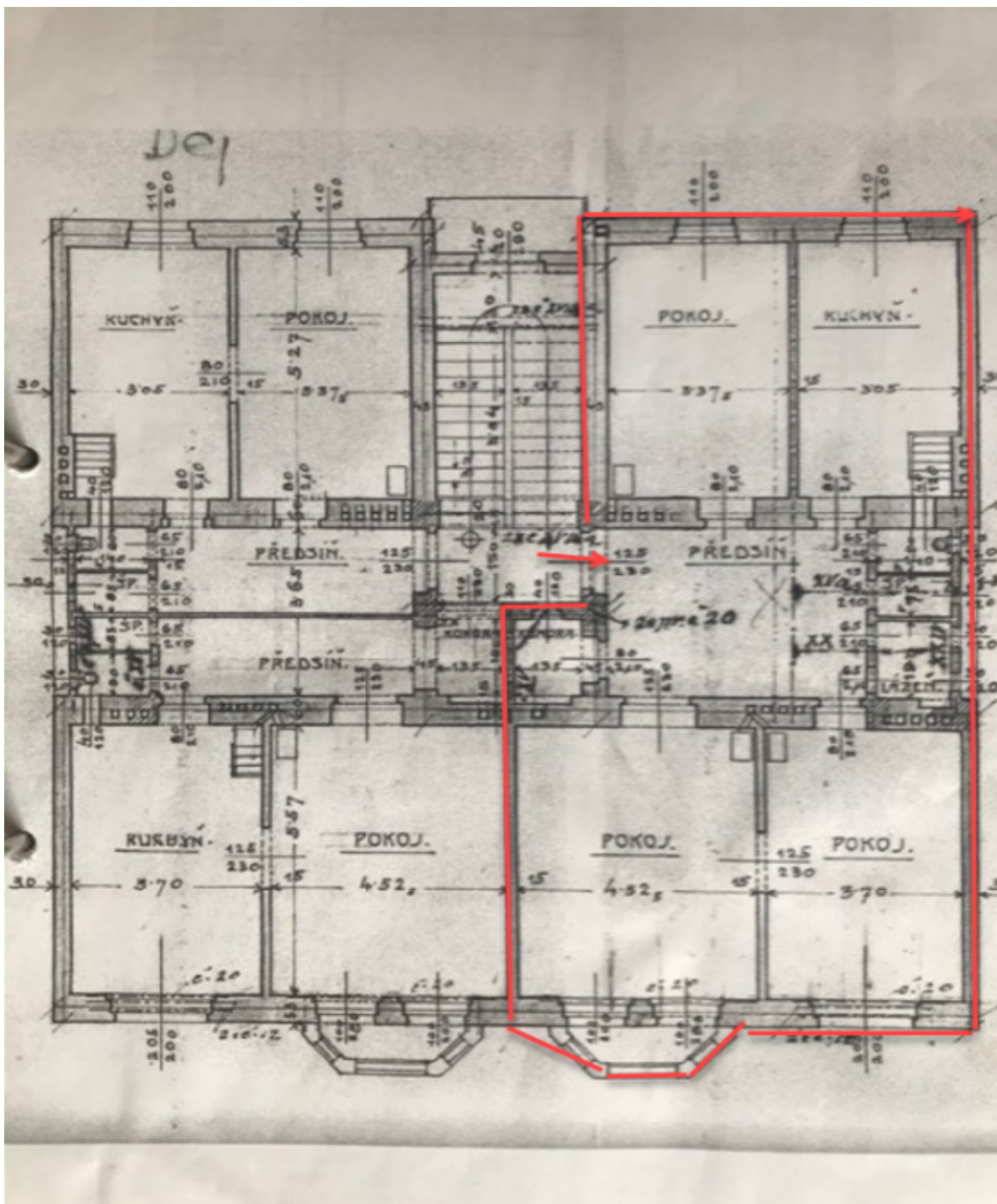
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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