



## Apartment Three bedroom

184 m<sup>2</sup> Praha 1, Vlašská

3 900 € per month



Layout  
**Three bedroom**

Area  
**184 m<sup>2</sup>**

Land  
**143 m<sup>2</sup>**

Terrace  
**30 m<sup>2</sup>**

We are offering to rent a large 184 m<sup>2</sup> apartment with a garden. The apartment is located in Prague 1 on the ground floor in a gated area with an entrance gate to the courtyard, where the genius loci of Mala Strana can be felt. The apartment, full of daylight, has a spacious living room, a fully equipped kitchen (with an oven, refrigerator, freezer, dishwasher, ceramic hob, extractor hood) and a dining room with direct access to a private 143m<sup>2</sup> garden with a terrace. The apartment further includes three spacious bedrooms, one on the upper floor and two on the lower floor, one bathroom on the upper floor (with a bathtub, toilet, bidet) and another bathroom on the lower floor (with a bathtub, shower, toilet, and bidet). The apartment also has two separate wardrobes. The floors are covered with parquet and Italian ceramic tiles. It also includes a garden shed. The entire house has an integrated elevator. This attractive and quiet location between Petrin Gardens and Vlasska Street, full of luxury shops, cafes, and restaurants, is just a few minutes from Mala Strana Square, Prague Castle, or Charles Bridge. The apartment's location offers complete amenities and excellent transport accessibility to the Metro Line A, bus line 192 or the tram stop at Mala Strana Square. The residence has excellent access to international schools (ISP/River Side school/Prague British School) and Václav Havel Airport. The energy label of

<b>Price</b>	3 900 €
<b>Floor area</b>	184 m <sup>2</sup>
<b>Land</b>	143 m <sup>2</sup>
<b>Terrace</b>	30 m <sup>2</sup>
<b>Floor</b>	1
<b>Elevator</b>	Ano
<b>Building energy rating</b>	G

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the building is being processed, therefore we list Class G - very inefficient. The rent is 100,000 CZK/month and utilities are 5,000 CZK/month. Energy and internet are transferred to the tenant. We recommend a viewing.

## VÁŠ MAKLÉR



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