



## Rent of a flat 2+kt, 58 sqm, Prague 1 - Old Town



🏠 58 m<sup>2</sup> 📄 Rybná, Praha 1 - Staré Město 💰 49 000 CZK per month



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

**Mgr. Adam Kvasnička**  
LEASE SPECIALIST

adam.kvasnicka@luxent.cz  
+420 730 511 611

Order number	<b>N6996</b>	Price	<b>49 000 CZK per month + services</b>
Address	<b>Rybná, Praha 1 - Staré Město</b>	Type	<b>Apartments</b>
Disposition	<b>2 + kitchenette</b>	Usable area	<b>58 m<sup>2</sup></b>
Floor area	<b>58 m<sup>2</sup></b>	Low energy	<b>No</b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Floor	<b>2nd floor</b>
Device	<b>Yes</b>	Parking	<b>Yes</b>
Lift	<b>Yes</b>	Date to move in	<b>1. 10. 2024</b>

## About real estate

We offer to rent completely furnished apartment 2+kt with a living space of 58 sqm, located in the favorite part of the Old Town. The apartment is situated on the 2nd floor of a historic building with a lift.

The layout features an entrance hall, a spacious living room with a kitchenette, a bedroom, a bathroom with shower and toilet, walk-in closet, separate closet and another separate toilet. The kitchen is custom-made and fully equipped with all Miele appliances (induction, hot air oven, hood, dishwasher, fridge / freezer, microwave, coffee machine, mixer, wine shop). Many storage and built-in wardrobes, three televisions, washing machine, 2x Bang Olufsen audio system.

Quality floor and tiles, security and fire doors. LED and RGB light controls including color backlighting in the bedroom, kitchen and living room. The interior complements many artworks and design elements.

The location offers full civic amenities and excellent transport accessibility. Within walking distance you can find Náměstí Republiky square (metro line B, tram, bus), Old Town Square, Letná district or the Vltava riverbank. Many restaurants, cafes, shops and cultural or sporting activities. Nearby shopping center Palladium and Kotva.

Parking public in front of the house, we can also arrange garage parking in OC Kotva.

The apartment is available immediately.

The Energy Class G is only listed temporarily for compliance with the legal requirements, the card is assigned to be drawn up.