

Apartment Studio (1+kk)

€ 402 112 I CZK 9 900 000

27 m², Prague 1, Nové Město, Opletalova















PFNR

Reference number

Apartment Studio (1+kk)

27 m², Prague 1, Nové Město, Opletalova

D

107864

Total area	32 m²
Floor area*	27 m²
Balcony	5 m²
Parking	-
Cellar	Yes

uzeum- O Plorenc D With	ova
OV Ralladium Praha (a)	O Autobu Praha-l
aroměstská	
ský orloj Prašná brána Masarykovo 🖫 Hybemská	Husi
Stavovské divadlo	Řehořova
PANSKÁ Praha - Hlavní nádraží	Seifertova (
Mustek (1) Hla draží (1) (2) Praha Hlavní nadrazí	7
Tranz Kafka - Otočná Hlava - "K" - Socha	Rajská Zahrada
Extraction Company of the Company of	
	vy sady
Národní muzeum (1)	
Minoniadská	Polská
Zitná Palo Verde Bistro Anglicko	0 V
TOWN	Budečská
VINOHRADY Sterská	6
Namestrikiru	
Muzeum PRAGUE 2 Fancourská S Rumuńská S	Map data ©2025

* 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.

€ 402 112 I CZK 9 900 000

This cozy, stylishly furnished apartment is located on the 2nd floor of a nicely renovated gallery-style building with an elevator. The elegant Neo-Renaissance building stands in Prague 1, close to Wenceslas Square and Vrchlického Sady Garden, which are undergoing an extensive revitalization.

The apartment consists of a living room with a kitchenette, a bathroom (with a shower and toilet), a sleeping loft, and an entrance hall. The entrance to the apartment is via a privately used end section of the gallery walkway.

The timeless interior was designed by an **architectural studio**. High-quality features include **wooden parquet floors**, soundproof windows, central heating, **heat recovery ventilation**, a fully equipped kitchen, washing machine, dryer, TV, and all other interior furnishings. The entire building underwent was successful renovated in 2019 by the **renowned studio OOOOX**. The building is equipped with an **elevator** and **a security camera system**, and the apartment comes with **a cellar**.

Excellent transport accessibility is provided by all metro lines and numerous tram routes. After the **revitalization of the adjacent park**, a new tram stop will be added just a few steps from the building. The area is full of restaurants and shops, and within walking distance are theaters, cinemas, the **State Opera**, and the **National Museum**.

Floor area 27 m², gallery walkway 5 m², cellar 1.7 m².