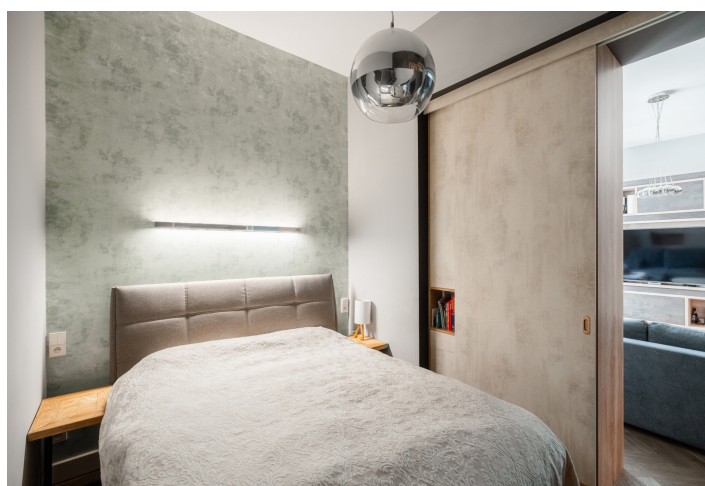




## Apartment One-bedroom (2+kk)

€ 608 484 | CZK 14 990 000

58.9 m², Prague 1, Nové Město, Dlážděná





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58.9 m², Prague 1, Nové Město, Dlážděná

Total area	59 m²
Parking	-
Cellar	2 m²
PENB	G
Reference number	108662

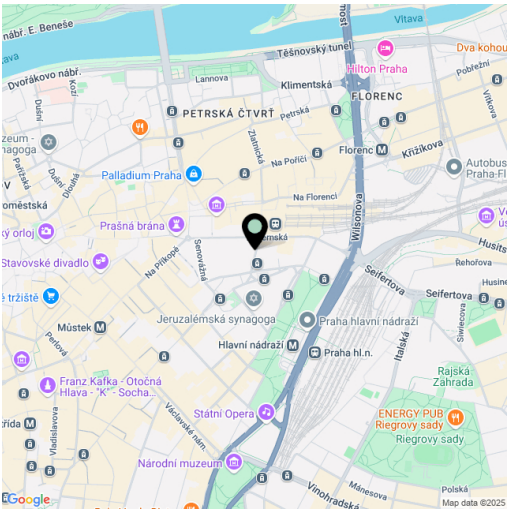
This modernly furnished one-bedroom apartment is located on the 3rd floor of Dlážděná Palace, in a prime area right in the center of Prague, near the Masaryk Railway Station. This unique residential project was created through the sensitive reconstruction of a Neo Renaissance building and offers residents the comfort of a reception, fitness, and sauna facilities, a designer elevator, a garden, and a shared rooftop terrace with beautiful views of Prague.

The impressive interior is laid out with a north-facing living room connected to the kitchen, a bedroom, a bathroom with a shower and toilet, and an entry hall. The apartment also comes with a cellar.

The complete renovation of the building was finalized in Q4 of 2020 in collaboration with a renowned architectural studio, which not only ensured meticulous craftsmanship but also emphasized modern technologies and ecological **sustainability**. The high standard is reflected in features such as new window casings for the original double windows, paneled doors, and quality **wooden parquet flooring**, all of which preserve the historical charm. These are complemented by modern French windows facing a quiet courtyard, a custom-made kitchen with a **natural stone countertop** and a built-in wine cooler, and bathroom fittings from brands such as **Laufen** and **Villeroy & Boch**. Top-tier technology includes, among other things, controlled ventilation with **heat recovery**.

**Dlážděná Palace** is located just a few minutes' walk from Masaryk Railway Station, which is set to be connected to the new express train line to the Václav Havel Airport. The area offers a wide range of cultural and social activities, as well as complete civic amenities. The bustle of the city fades away in nearby **Vítkov Park**—ideal for sports and relaxation—or along the **Vltava** riverbank. Metro, tram, and bus stops are all within easy reach.

Floor area 58.9 m², cellar 2.2 m².



\* 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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