



ID code: **20899**  
Location: **Riga / Centre / Dzirnavu**  
Type: **Apartment, Commercial premises**  
House type: **Historical building**  
Rooms: **4**  
Floor: **1/6**  
Size: **147.70 m<sup>2</sup>**  
Internet: **Yes**  
TV: **Yes**  
Parking: **Yes**  
Intercom: **Yes**  
**Price: To buy: 266 000 EUR**



## Description

For sale is offered a large 4-room apartment in the center of city. The apartment located in the high first floor. It is suitable for both residence and office, as well as yoga studio, video studio or other commercial activities.

The apartment has two entrances, so it can be divided into living and office area or two separate apartments. The apartment is finished with cosmetic repairs. Additionally an oven and a stove hood will be installed in the kitchen. Upon agreement with the owner, the apartment can be partially furnished.

The apartment is in the process of a cosmetic repair. It can be partly furnished as agreed with the owner.

The apartment is heated through an autonomous gas equipment, respectively, you can optimize bills and turn off the heating during the absence.

Windows of the large isolated room overlook the front of the house on the street Dzirnavu. Windows of the other rooms overlook a small, quiet courtyard.

You can park your car for free in a closed courtyard.

The advantage of the apartment is its central location. There are a variety of stores, cafes and restaurants nearby. About 300m from the house is TC Galleria Riga. Nearby are all public transport stops.

Location of rooms on the plan:

- 1- 49.3 m<sup>2</sup> - isolated room (bedroom) with 3 front windows
- 2- 47.9 m<sup>2</sup> - walk-through room (living room) with access to the main stairwell and one window into the courtyard. To the right of the front door also made a guest toilet and a small sink (not shown on the plan).
- 3- 9,3 m<sup>2</sup> - isolated room (bedroom) with a window to the yard.
- 4- 18,1 m<sup>2</sup> - isolated room (bedroom) with 2 windows to the courtyard.
- 5- 7,5 m<sup>2</sup>- corridor
- 6- 2,3 m<sup>2</sup>- hall with an exit to the second staircase.
- 7- 1,6 m<sup>2</sup> - on the plan is toilet, currently it is without equipment and is used as a storeroom.
- 8- 1,4 m<sup>2</sup>- utility room with gas equipment for heating the apartment.
- 9- 5,4 m<sup>2</sup>- bathroom, here is also installed a WC.



10- 8,5 m2-kitchen with a window into the yard.

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