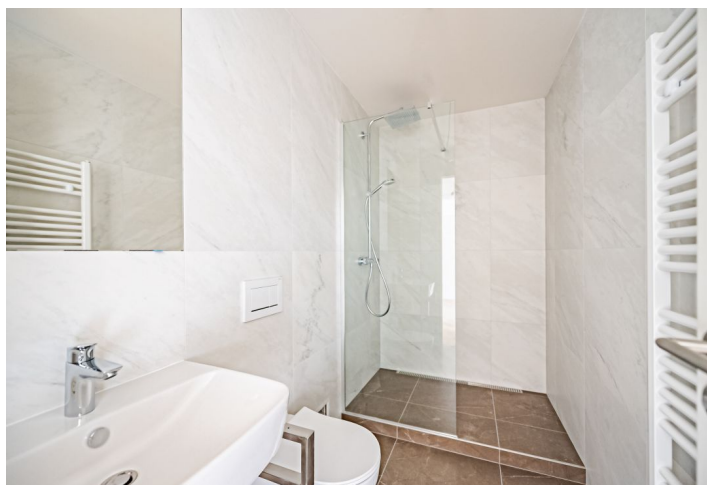
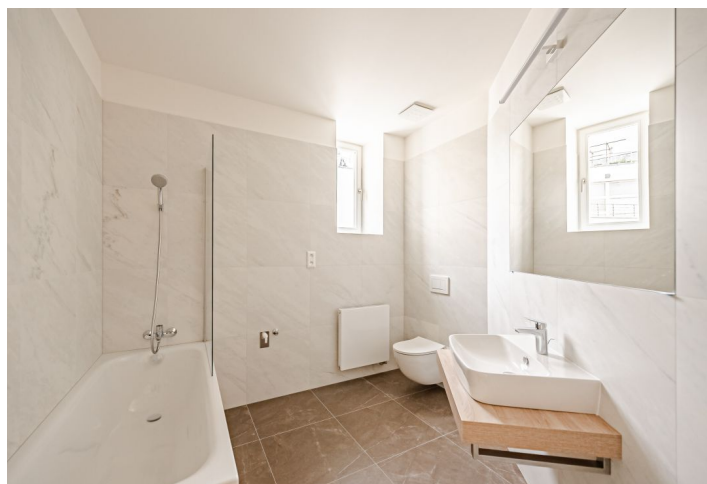
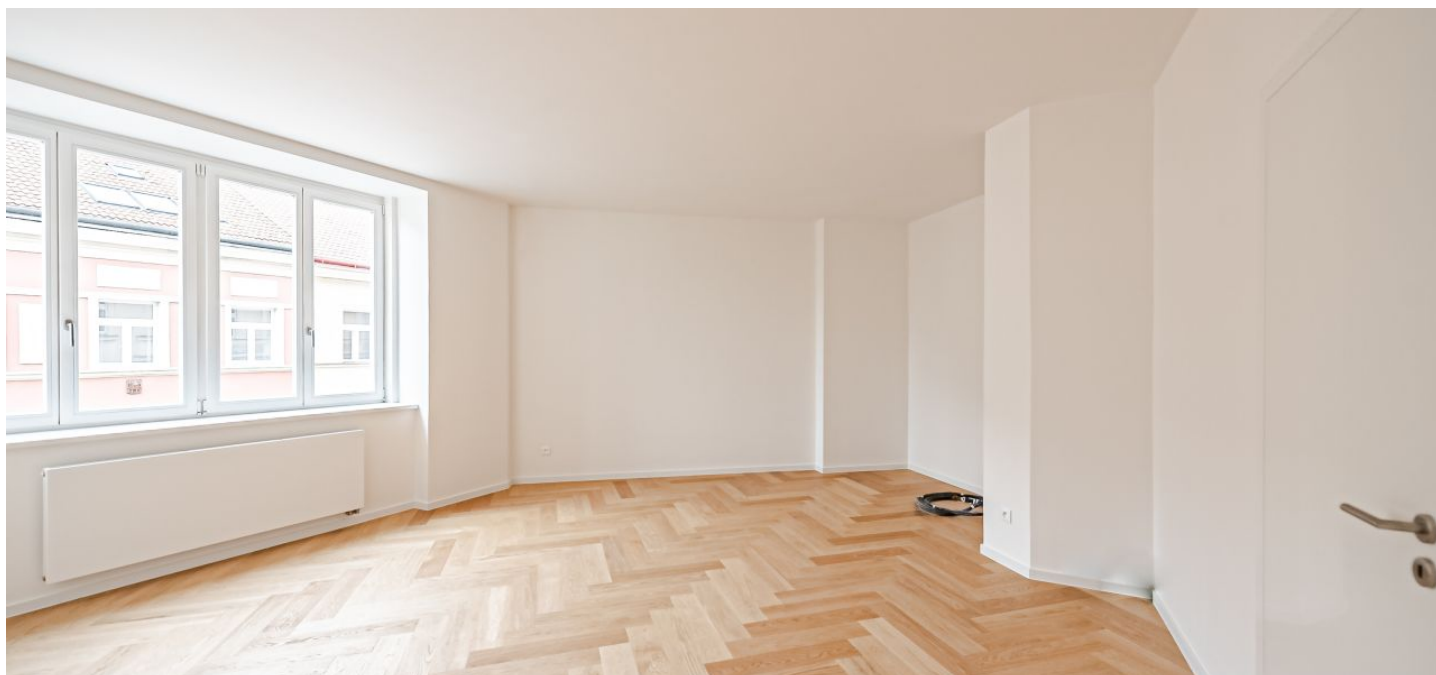




Apartment Three-bedroom (4+kk)

Sold

89 m², Prague 2, Vinohrady, Londýnská





Apartment Three-bedroom (4+kk)

Sold

89 m², Prague 2, Vinohrady, Londýnská

| | |
|------------------|-------|
| Total area | 92 m² |
| Floor area* | 89 m² |
| Balcony | 3 m² |
| Parking | - |
| Cellar | Yes |
| PENB | C |
| Reference number | 42810 |

This newly reconstructed, high-standard apartment with a practical 3-bedroom layout and a balcony facing the courtyard is part of a recently completed residence created through the complete reconstruction of a Functionalist building in an attractive location on the border of New Town and Vinohrady, within easy reach of a full range of services and carefully maintained parks.

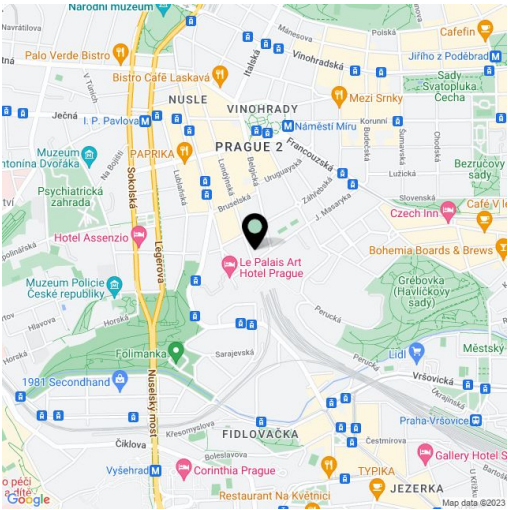
The layout of this 4th floor apartment offers a living room connected to a kitchen and dining room, 3 bedrooms, 2 bathrooms, an entrance hall, a hallway, and a **balcony** accessible from 1 bedroom.

High-standard facilities include lacquered double-layer hardwood floors in a tree pattern with a white skirting board, large-format tiles and **Graniti Fiandre** tiles in natural stone decor, Hansgrohe sanitary ware, Vitra bathroom fittings, security entrance doors, **interior doors with concealed hinges, plastic or wooden thermal insulated Euro-windows** with double-glazed panes, and a videophone. Heating and hot water are provided by a central boiler. The building has tasteful common areas with original steel windows and a **glass elevator**. It is possible to purchase a **cellar storage unit**.

The area is distinguished by a large number of quality restaurants, cafes, and rich cultural activities. Several schools, including a **Lauder kindergarten, elementary school, and prestigious high school** are within easy reach. You can comfortably walk to Náměstí Míru Square with the Church of St. Ludmila and the **Grébovka, Riegrovy, or Čelakovského Sady parks**. The I.P. Pavlova metro and tram station is practically right by the building.

Floor area 88.7 m², balcony 3.4 m².

Photos are of already completed units in the project.



* 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.



Apartment Three-bedroom (4+kk)

89 m², Prague 2, Vinohrady, Londýnská

Sold

UPOMÍNKA: Schéma podlažní představuje dispoziční řešení bytu. Zobrazení vybavení nábytkem, vestavěnou skříní, kuchyňskou linkou včetně spotřebičů a pralákou nejsou součástí dodávky bytu. Toto vybavení je zobrazeno pouze pro názornost. Prodej bytu je vypočítán dle návrhu výšky č. 356/2013 Sb. Veškeré informace poskytl poskytovatel v tomto dokumentu jsou nezávislé makléřské obecné povahy, které nelze vykládat jako nabídku, ne uzavření smlouvy ani se jich nelze dovolávat.



DISPOZICE / DISPOSITION

4+kk

PODLAŽÍ / FLOOR

5. NP

VNĚJŠÍ BYTU / FLAT AREA

88,70 m²

Byt č. 2578/609

| | | |
|-------------|---------------|----------|
| 9.1 | chodba | 9,10 m² |
| 9.2 | obývací pokoj | 27,77 m² |
| 9.3 | chodba | 2,20 m² |
| 9.4 | ložnice | 15,24 m² |
| 9.5 | koupelna | 4,07 m² |
| 9.6 | pokoj | 9,21 m² |
| 9.7 | pokoj | 11,92 m² |
| 9.8 | koupelna | 6,69 m² |
| balcon | | 3,40 m² |
| Plocha bytu | | 88,70 m² |

VNĚJŠÍ BYTU / FLAT AREA



PODLAŽÍ / FLOOR

