



Apartment Studio (1+kk)

41.66 m², Třeboň, Svobody

€ 183 108 | CZK 4 642 710





Apartment Studio (1+kk)

41.66 m², Třeboň, Svobody

€ 183 108 | CZK 4 642 710

Total area	50 m ²
Floor area*	42 m ²
Loggia	8 m ²
Parking	Parking space at extra cost
Garage	Yes
Cellar	Yes
PENB	B
Reference number	101835

This studio apartment with a loggia is part of the Nová Cihelna project, which is currently being built on the site of a former brickyard that was founded in the 17th century, located in the picturesque spa town of Třeboň. Part of a UNESCO biosphere reserve, it lies in the middle of a romantic landscape, ideal for cyclists, fishermen, and lovers of wellness and relaxation. The apartment is suitable for permanent or recreational living as well as for investment purposes. Estimated completion date in September of 2026.

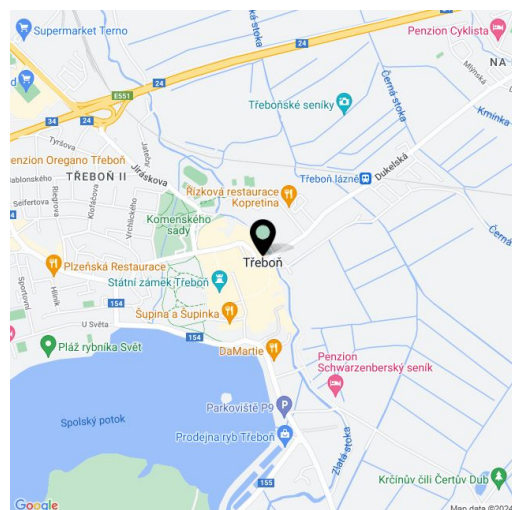
The area of the 1st floor apartment will consist of a living space with a preparation for a kitchen, a bathroom (shower, toilet, sink), a utility room, and an foyer. The living room will have access to a **south-facing loggia**.

The facilities include **recuperation, underfloor heating**, large-format plastic window with triple-glazed pane, quality vinyl floors, a security entrance door, large-format tiles in the bathroom, and **Grohe** sanitary ware in the modern dark shade of Hard Graphite. It is necessary to purchase a **parking space and a cellar storage unit**.

The Nová Cihelna residential project is located in a **quiet part of Třeboň**; it will be within walking distance of the **Aurora Spa or the beaches of Svět pond**. You can easily get to the uniquely preserved historic core of the town on foot or by bike. With a rich spa tradition and lively food scene, it's located in one of the most sought-after recreational places in the Czech Republic, excellently accessible by car, for example, via the D3 highway, but also by public transport (the train station is on the main railway corridor).

Floor area 41.66 m², loggia 8.02 m².

For more information, please visit the project website www.nova-cihelna.cz.



* 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 Studio (1+kk)

€ 183 108 | CZK 4 642 710

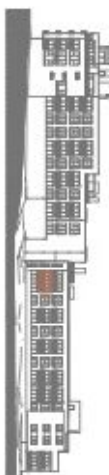
41.66 m², Třeboň, Svobody

NOVÁ CIHELNA

TŘEBOŇ



EXKLUZIVNÍ ZASTOUPENÍ
svoboda&williams | CHRISTIE'S
INTERNATIONAL REAL ESTATE
Na Perutyně 2, 110 00, Praha 1
+420 724 551 238
nova-cihelna.cz
info@nova-cihelna.cz



JEDNOTKA	2.25
DISPOZICE PODLAŽÍ	1+KK 2.NP
Č. Místnost	m ²
1 Předstíh	5.00
2 Koupelna + WC	5.15
3 Obýtná místnost s kuchyní	29.85
Užitná plocha**	40.00
Podlahová plocha*	41.66
4 Lodžie	8.02
Celková plocha	49.68

*Průhledy třetím úrovní v Třeboni si vyhraďujeme právo na změny. Vybavení materiálově a informací jsou pouze orientační. Stavební kresby byly zpracovány na základě podlahové plochy bytu je včetně plochy příček a vnitřních nosných stěn dle vnitřního náčrtu 24/6/2013 Sb.
**Užitná plocha je včetně vnitřních příček a vnitřních nosných stěn dle vnitřního náčrtu.