svoboda&williams | CHRISTIE'S INTERNATIONAL REAL ESTATE

Apartment Three-bedroom (4+kk)

Sold

127 m², Prague 2, Vinohrady, Koperníkova

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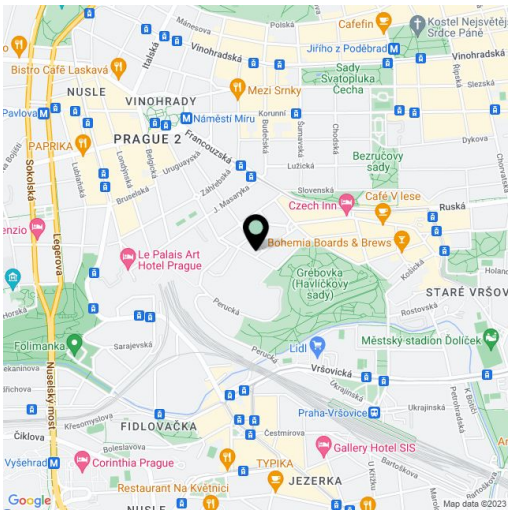
Total area	127 m²
Garden	140 m²
Parking	Parking space in a parking system
Garage	Yes
Cellar	Yes
Service price	13 000 CZK monthly
Reference number	102414



***** Size of the unit according to the Housing Act. The area consists of the sum total of the internal area of every room.

Having your own piece of greenery with absolute privacy is made possible by this spacious duplex apartment with parking facing a private garden, located in a cozy residence in Vinohrady in the immediate vicinity of Grébovka Park.

On the entrance level (1st underground floor) are 2 bedrooms, a bathroom, a landing, and a staircase leading down to the airy living and dining room. From this living space with a **double height ceiling**, **French windows** lead to the garden. There is also a kitchen and a bedroom with an en-suite bathroom.

The residential project with only 8 residential units was completed in 2001. Windows are plastic with interior blinds, interior doors are **veneered,** heating is central from a central gas boiler room. In addition to the **large landscaped garden**, the apartment also includes **a parking space in an automated parking system.**

This completely **unique place** is located on a **southern slope** immediately adjacent to **Grébovka Park** in a romantic English style. Within a short walking distance, there are state and private kindergartens and elementary schools as well as a Lauder kindergarten, elementary school, and high school, a grocery store, several cafes, and restaurants. It takes about 5 minutes to walk to a tram stop, and in 10 minutes you can walk to the Náměstí Míru metro station. It is possible to quickly connect to the highway by car.

Floor area 127 m², garden 140 m².

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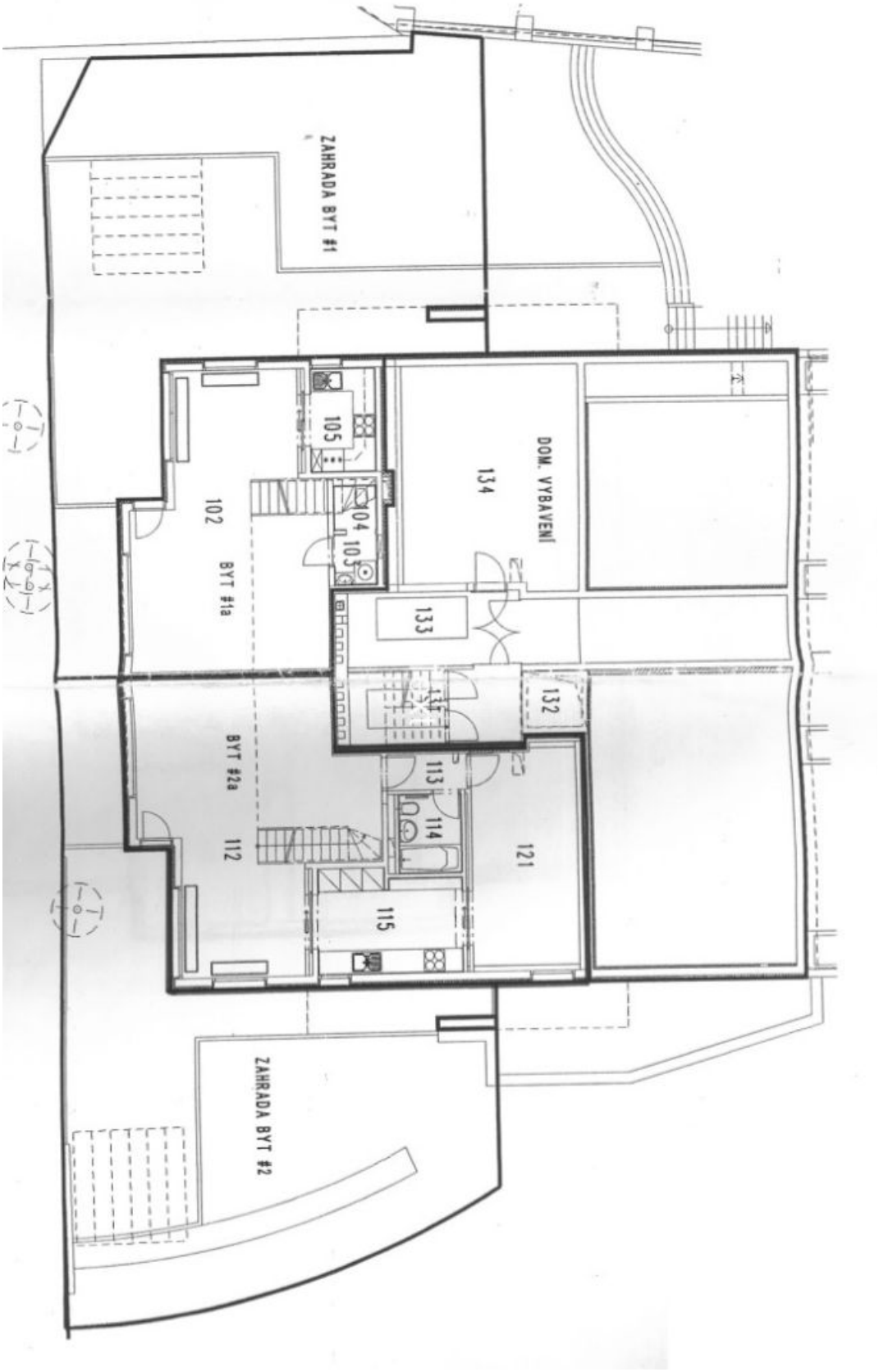

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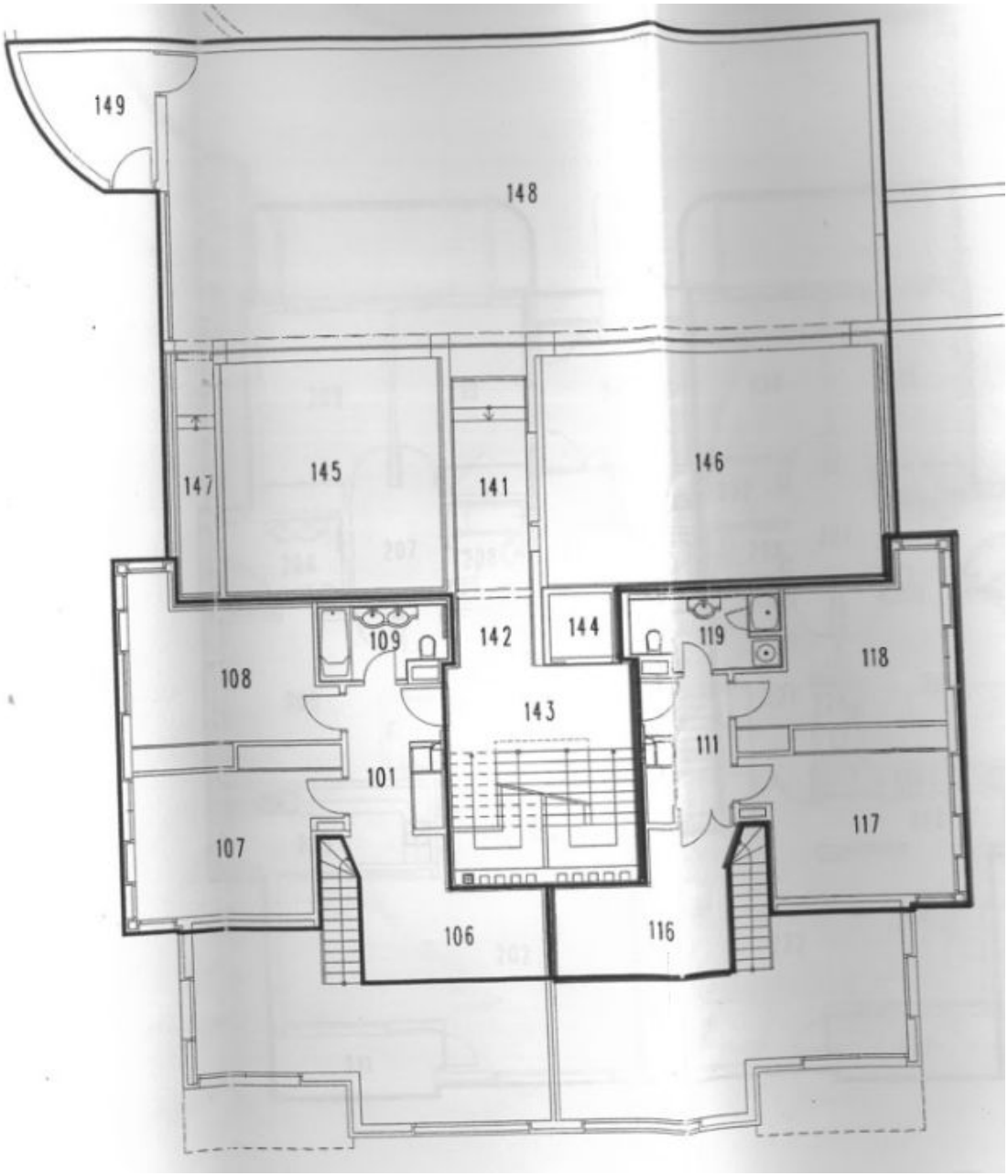

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