



## Apartment One-bedroom (2+kk)

€ 512 426 | CZK 12 990 000

84.5 m<sup>2</sup>, Prague 6, Břevnov, Kochanova





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Total area	90 m <sup>2</sup>
Floor area*	85 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Parking	-
Cellar	Yes
Reference number	103102

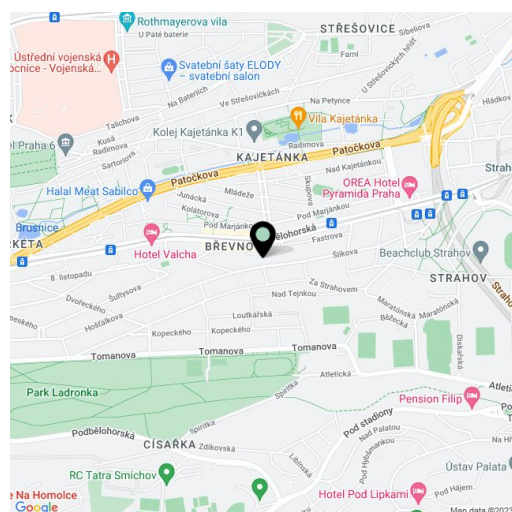
This well-equipped, air-conditioned apartment with a balcony and wonderful views of the city is located on the top floor of a boutique residence created out of a historic apartment building standing on the corner of two quiet side streets in Prague 6 - Břevnov, near Ladronka Park, Strahov, and Bělohorská Street.

The area of the apartment is divided into a living room with a kitchen and an east-facing balcony, a west-facing bedroom with a dressing room, a bathroom (bathtub, shower, toilet, bidet, French window), and a foyer.

The high standard facilities include hardwood bleached oak floors, matching ceiling beams, as well as large-format Refin Design industry tiles in Oxyde dark color, LG Artcool air-conditioning, Laufen sanitary ware, and Gessi Emporio Via Manzoni chrome faucets, Lipovica Plano designer radiators, a videophone, and a practical master key system. A cellar cubicle belongs to the apartment. The renovation of this elegant building with elegant common areas was completed in 2016. No elevator.

This nice and quiet place in the Prague-Tejnka city heritage zone is located within a comfortable walking distance of everything you need. There are shops, restaurants, cafes, and medical services on nearby Bělohorská Street. A tram stop is about a 4-minute walk from the building. There are also numerous sports fields in the vicinity. The nearby Strahov and Ladronka parks offer outdoor activities, and the Břevnov monastery garden is perfect for leisurely strolls.

Floor area 84.3 m<sup>2</sup>, balcony 4.6 m<sup>2</sup>, cellar 2.2 m<sup>2</sup>.



\* 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.