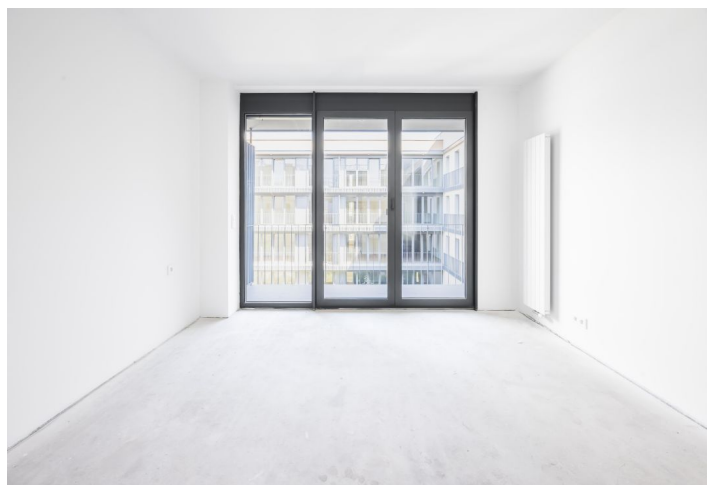
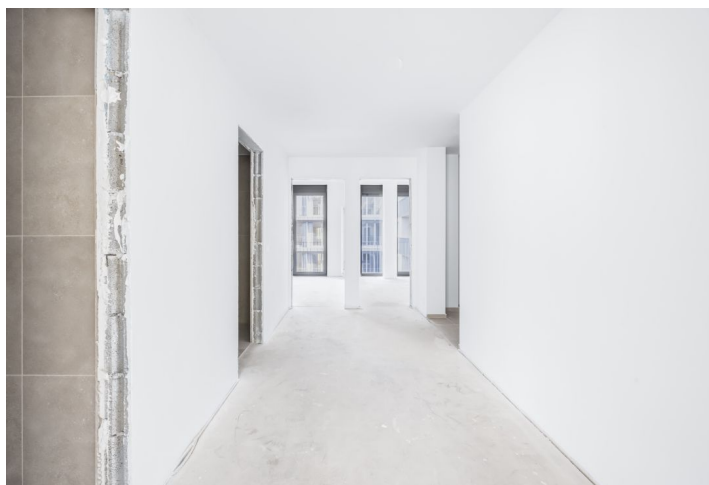
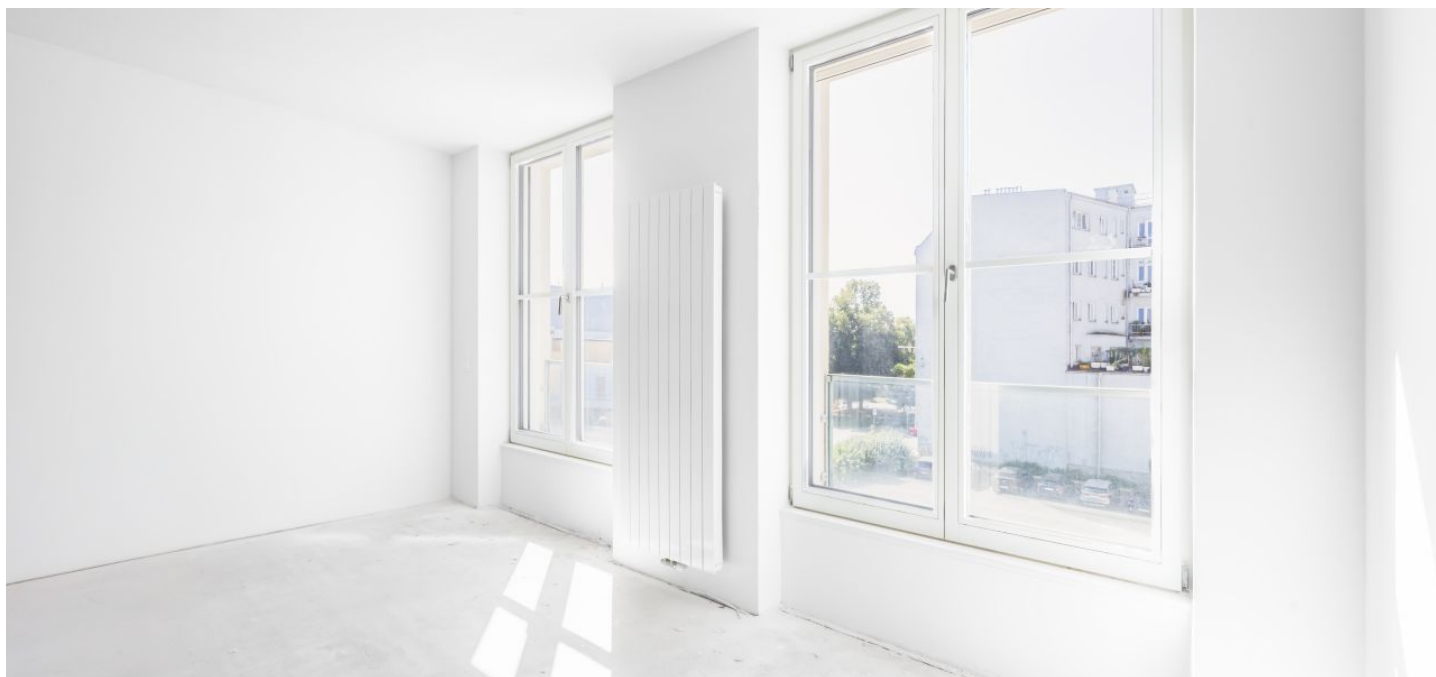




## Apartment Two-bedroom (3+kk)

€ 336 615 | CZK 8 455 760

87.5 m<sup>2</sup>, Ostrava-město, Moravská Ostrava, Masarykovo náměstí





## Apartment Two-bedroom (3+kk)

€ 336 615 | CZK 8 455 760

87.5 m<sup>2</sup>, Ostrava-město, Moravská Ostrava, Masarykovo náměstí

|                  |                                |
|------------------|--------------------------------|
| Total area       | 100 m <sup>2</sup>             |
| Floor area*      | 88 m <sup>2</sup>              |
| Loggia           | 12 m <sup>2</sup>              |
| Parking          | Parking space at an extra cost |
| Garage           | Yes                            |
| Cellar           | 2 m <sup>2</sup>               |
| PENB             | B                              |
| Reference number | 103158                         |

This bright apartment with a loggia and the possibility of purchasing a garage parking space is part of the unique Nové Lauby residential complex. This new project is being created right in the center of Ostrava near Masaryk Square with a fountain, within walking distance of a full range of services and a park.

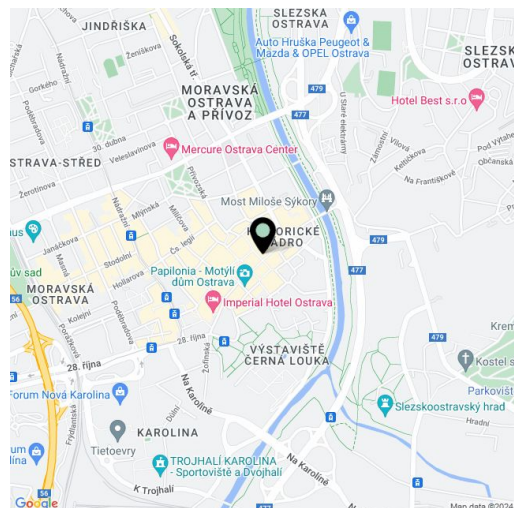
The layout consists of a living room with a preparation for a kitchen, two bedrooms, a bathroom with a toilet, a separate guest toilet, and an entrance hall. **The apartment has a loggia.**

The project was designed by the renowned **znamení čtyř - architekti studio**. The new five-story building will be covered with **greenery**, and a **landscaped atrium** will be created in the complex's center. The interior is illuminated by **large-format windows** with aluminum or wooden frames and the standard of equipment is offered in two options. **There is a possibility to buy a parking space.**

The apartment complex will become a natural part of the historic center of Ostrava. In the area around Masaryk Square, you can enjoy cafes, restaurants, a shopping center, a museum, a cinema, or a library. Schools and the Antonín Dvořák Theater are a few minutes' walk away. Part of the city monument zone is the large park on Černá Louka and the Ostravice River is lined with bike paths.

Floor area 87.5 m<sup>2</sup>, loggia 12 m<sup>2</sup>, cellar 2.44 m<sup>2</sup>.

For more information about the project, visit the website [www.novelauby.cz](http://www.novelauby.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 Two-bedroom (3+kk)

€ 336 615 | CZK 8 455 760

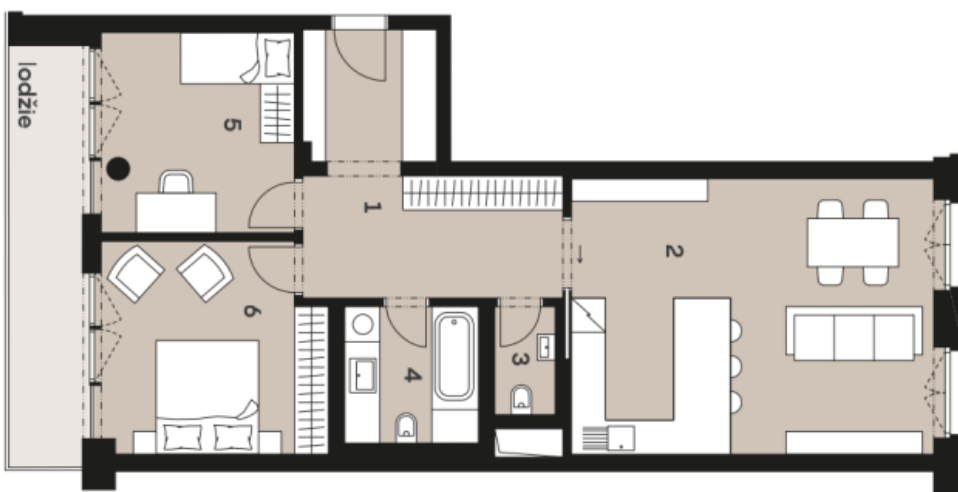
87.5 m<sup>2</sup>, Ostrava-město, Moravská Ostrava, Masarykovo náměstí

## Nové Lauby

Byt 3.D.05

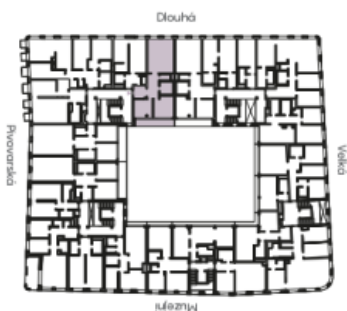
| Dispozice                        | 3+kk                 |
|----------------------------------|----------------------|
| Podlaží                          | 2.NP                 |
| Vstup z ulice                    | Dlouhá               |
| 1. Halla                         | 16,58 m <sup>2</sup> |
| 2. Obývací pokoj s kuch. koutkem | 31,53 m <sup>2</sup> |
| 3. WC                            | 1,94 m <sup>2</sup>  |
| 4. Koupelna s WC                 | 5,64 m <sup>2</sup>  |
| 5. Pokoj                         | 11,92 m <sup>2</sup> |
| 6. Pokoj                         | 14,30 m <sup>2</sup> |
| Užitná plocha                    | 80,91 m <sup>2</sup> |
| Podlahová plocha                 | 87,14 m <sup>2</sup> |
| Lodžie                           | 10,46 m <sup>2</sup> |

Exkluzivní zastoupení  
svoboda&williams | CHRISTIE'S  
INTERNATIONAL REAL ESTATE



0 1m 2m 5m

\*Projekt Nové Lauby je výrazně předlohou změny. Všechny rozměry a informace jsou pouze orientační. Soudržnost cen bytu není  
odbytkem. Celková plocha bytu je včetně prach. příček a vnitřních rozptylů sál. die. vzhledu rozdělení 88,6/2013 Sb.



[www.novelalaby.cz](http://www.novelalaby.cz)

info@novelalaby.cz  
+420 724 551 238