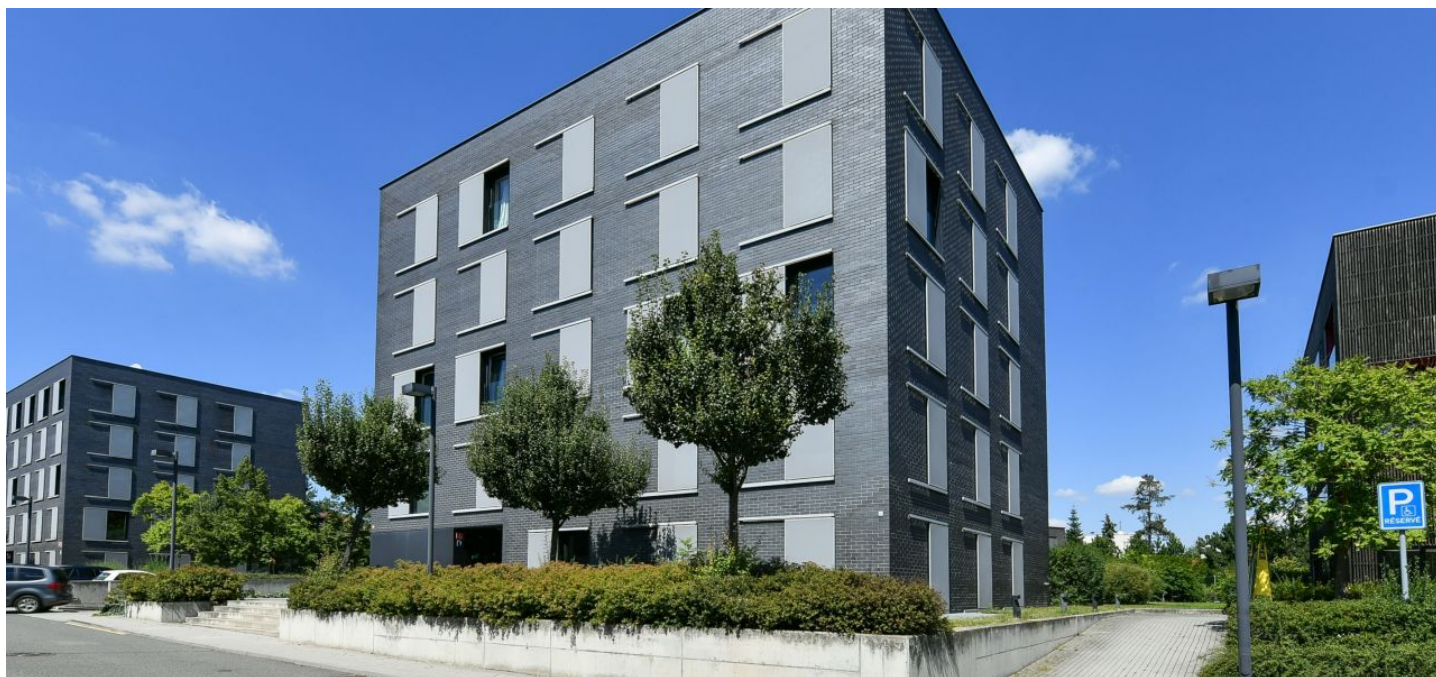




## Apartment Three-bedroom (4+kk)

€ 926 108 | CZK 23 500 000

141 m<sup>2</sup>, Praha 6, Vokovice, Nobelova





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Total area	180 m <sup>2</sup>
Floor area*	141 m <sup>2</sup>
Terrace	39 m <sup>2</sup>
Front garden	6 m <sup>2</sup>
Parking	Garage parking space
Garage	Yes
Cellar	8 m <sup>2</sup>
PENB	C
Reference number	106219

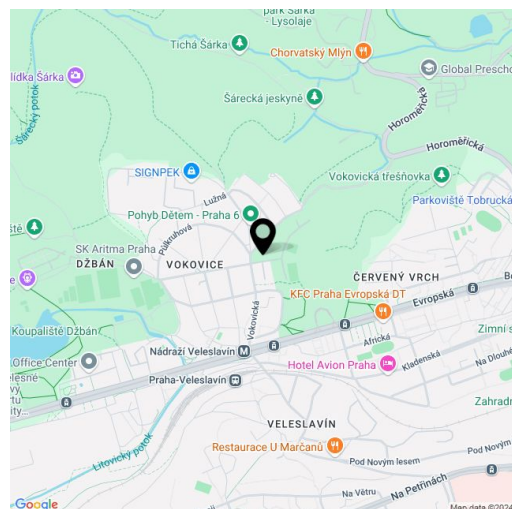
This two-story apartment with a beautiful view of the greenery, a terrace, a garage space and 2 cellars is located on the ground floor of a modern building with an elevator in Prague 6 - Vokovice. The attractive Na Krutci residential complex has its own 24/7 reception and security service, as well as a sports center and tennis courts. The nice location is away from traffic, close to Šárecký údolí and at the same time within walking distance of Nádraží Veleslavín metro station (line A).

The main living area is on the ground floor, where there is an air-conditioned living room with a kitchen and dining room, 2 bedrooms, a bathroom with a shower, a separate toilet, a storage room and an anteroom. In the basement, accessible by an internal staircase, there is a guest room and a bathroom. The price includes 1 garage space, a cellar and a cellar cubicle.

The apartment has wooden Euro windows, a laminate floating floor is laid in the living rooms and tiles in the bathrooms and the toilet. The kitchen is equipped with Siemens appliances. There are built-in wardrobes in the hall and in the guest room. The interior is cozy with wallpapers and electrically controlled curtains and blinds. Heating is provided by a gas boiler, there is underfloor heating in the bathrooms.

The quiet and at the same time excellently accessible location offers quick access to the center of Prague, Václav Havel Airport and the Prague Ring Road. The Nádraží Veleslavín metro station and tram stop are a 10-minute walk away, and a kindergarten, elementary school, shops, restaurants and cafes are also within walking distance. The place is a perfect starting point for long walks or bike trips, nearby there is a tennis hall and courts, a soccer field, a golf course or the Džbán reservoir, suitable for swimming in summer and ice skating in winter.

Floor area 141.41 m<sup>2</sup>, terrace 39 m<sup>2</sup>, front garden 5.91 m<sup>2</sup>, cellar 5.39 m<sup>2</sup>, cellar cubicle.



\* Size of the unit according to the Housing Act.

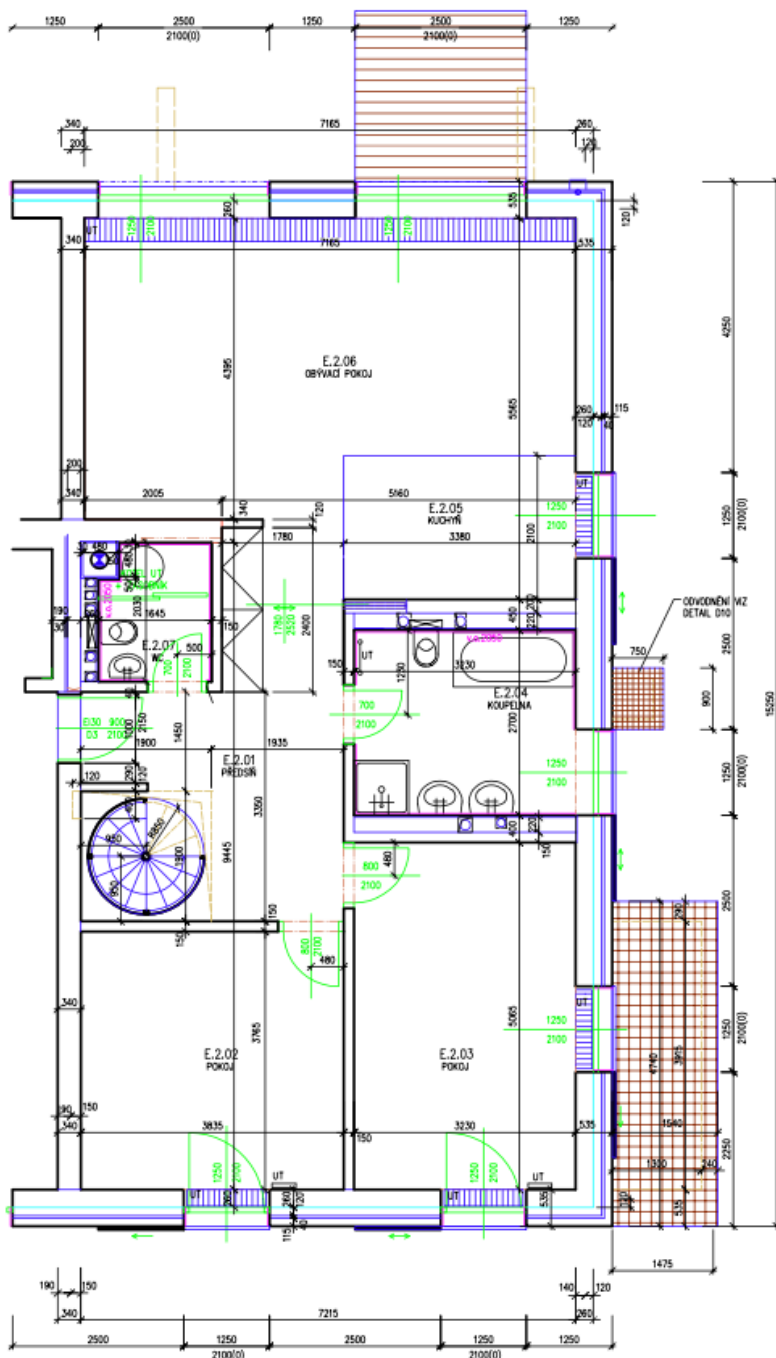
The area consists of the sum total of the internal area of every room.



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