



Apartment Three-bedroom (4+kk)

€ 735 733 | CZK 18 500 000

130.7 m², Prague 5, Smíchov, Mosnova





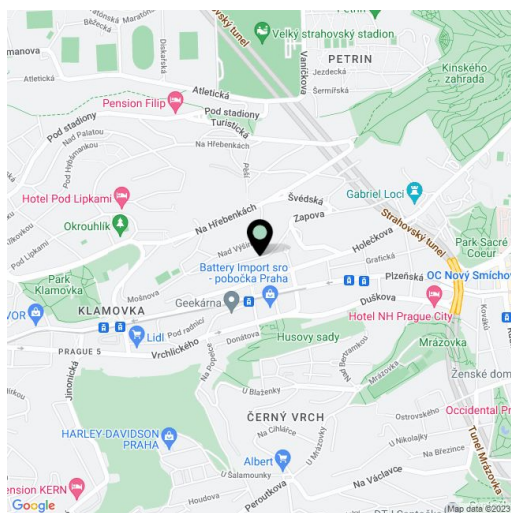
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Total area	170 m²
Floor area*	131 m²
Balcony	39 m²
Parking	Yes
Cellar	-
PENB	G
Reference number	13249

Bright duplex on the 3rd and 4th floors of a new contemporary residence located in one of the highly sought after residential areas, Hřebenky, within easy reach of the Anděl commercial district, the popular Ladrunka Park and the Kinského Garden; a 10 minute drive to the city center. The residence is formed by two interconnected villas situated on a steep hill with a beautifully landscaped mature garden and a gorgeous panoramic view of Prague. The villas present 8 apartments, 11 parking spaces and 9 cellars. This duplex in the lower villa offers an open space living and kitchen area with French windows and a terrace. It further has 3 bedrooms (master bedroom with en-suite bathroom), 2nd bathroom, extra WC, walk-in closet and storage room. The equipment includes Internet and satellite TV connections in all main rooms, video intercom, and outside roller blinds with a wind sensor. The apartment is prepared for wireless alarm system, and the last two floors will include air-conditioning as part of the standard equipment. Apartment 130,8 m², terrace 39,3 m². The purchase price includes 1 parking space and a cellar (7,08 m²) and VAT. The price includes a check of CZK 400.000 on a kitchen and a check of CZK 300.000 for



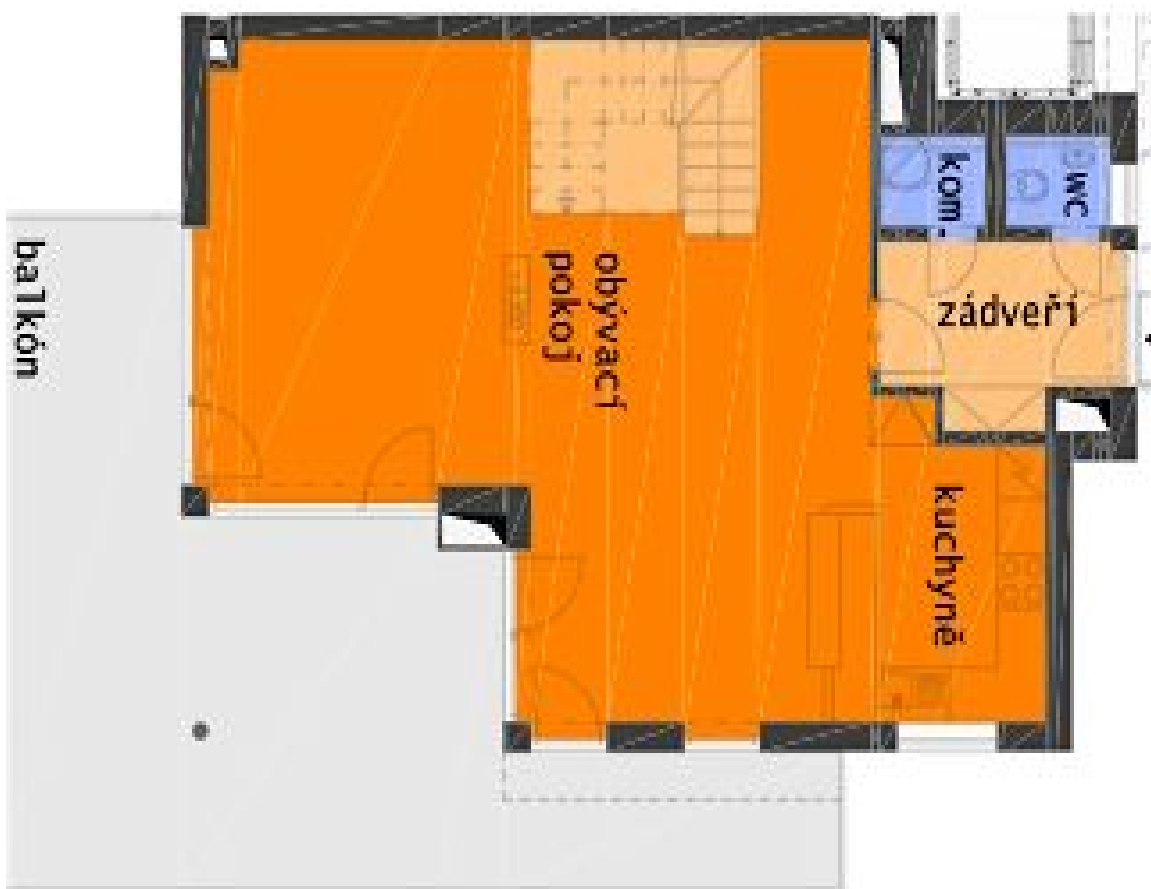
* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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BYT Č. 5

Kategorie bytu

4 + KK

podlaží

2. np - 3. NP

plocha bytu m²

hrubá podlažní plocha 139.62
čistá podlažní plocha 130.88
plocha balkónu/terasy 39.30

místností m²



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