



Apartment One-bedroom (2+kk)

Sold

79 m², Praha 6, Dejvice





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Total area	164 m ²
Floor area*	79 m ²
Terrace	85 m ²
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	G
Reference number	17787

* 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.

New, perfectly designed apartment boasting a terrace with a stunning panorama of the city including Prague Castle. Situated in an exclusive residence in the prestigious Hanspaulka neighborhood of Prague 6.

The interior of the 1st floor apartment will offer an entry hall with space for built-in wardrobes, a spacious living room with a kitchen with entrance to the terrace, a bedroom, and a bathroom with bathtub. The future owner can choose the layout of the apartment including high standard quality materials before completion.

Top quality equipment features **autonomous air recuperation, aluminum-wood windows with triple glazing** and electrically controlled blinds, custom-made interior **doors with internal hinges** and clear height of 2.2 meters, Catalano or Porcelanosa bathroom fixtures, heating and cooling provided by two shared heat pumps and gas boiler, irrigation system with rainwater accumulation in the garden. The house is secured by a **camera system**, with a recording server in place. The apartment comes with **1 garage parking space** in the onsite underground garage, and a **cellar**.

This modern residence (**energy class A**) is situated on an elevated plot that provides gorgeous views; its careful positioning into the surrounding classic residential neighborhood and timeless design make it elegant and natural. Traditional and very sought-after location of Hanspaulka offers an abundance of greenery and tranquility to its residents and yet is close to the center as well as the airport.

Interior 78.4 m², terrace 85.3 m², cellar 5.1 m².



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