



## Apartment Two-bedroom (3+kk)

Sold

118 m<sup>2</sup>, Prague 5, Smíchov, Pecháčkova





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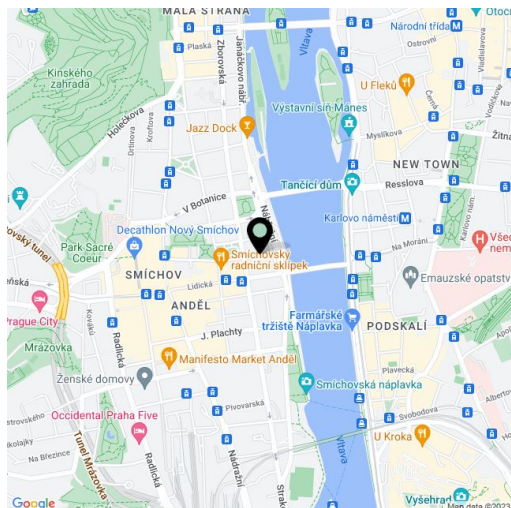
Total area	120 m <sup>2</sup>
Floor area*	118 m <sup>2</sup>
Balcony	2 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	G
Reference number	18919

**Bright new apartment with a balcony, undergoing along with the whole building a complete renovation, in which emphasis will be placed on preserving original features - just a few steps from the Vltava riverbank, Kinského zahrady gardens and the Nový Smíchov shopping center.**  
Completion date set for Q4 2015.

This 1st floor apartment will be completed using high quality materials, with preparation for the kitchen. The layout will offer a central hall with separate toilet, utility room and main bathroom, 2 bedrooms (one of them with ensuite bathroom and other with balcony), and an open plan living room with space for kitchen corner and dining room. **The purchase price includes a garage parking space and a cellar.**

The location offers all the amenities, tram and metro B within walking distance. Nearby you will find numerous cafes and restaurants, the BestFit Studio Smíchov fitness center, and a park at 14. října square.

The interior of 118 m<sup>2</sup>, balcony 1.80 m<sup>2</sup>, cellar 3.45 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.



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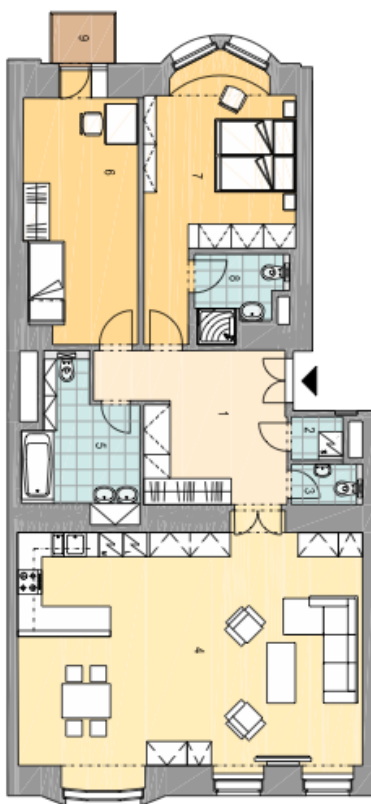
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# 2.NP BYT Č. 3 / 3+KK 118 m<sup>2</sup>

01	CHODBA	14,98m <sup>2</sup>
02	PRÁDELNA	1,37m <sup>2</sup>
03	WC	1,78m <sup>2</sup>
04	OBÝV. POKOJ+KUCH.	51,24m <sup>2</sup>
05	KOUPELNA	8,78m <sup>2</sup>
06	POKOJ	16,79m <sup>2</sup>
07	POKOJ	18,99m <sup>2</sup>
08	KOUPELNA	4,07m <sup>2</sup>
CELKOVÁ PLOCHA BYTU		118m <sup>2</sup>

### DISPOZICE BYTU



### POLOHA BYTU V DOMĚ

PŮDORYS 2.NP



POHLED ULIČNÍ



POHLED DVORNÍ

