



## Apartment Studio (1+kk)

28 m<sup>2</sup>, Prague 4, Podolí, Sinkulova

**Sold**





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Total area	34 m <sup>2</sup>
Floor area*	28 m <sup>2</sup>
Terrace	6 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	-
PENB	G
Reference number	19085

**Bright studio apartment situated on the first floor of unconventionally conceived emerging project with underground garage, which is located close to Vysehrad and the Vltava River, on a quiet street in a popular residential area of Prague 4 - Podolí. Comfortable living in a small, cozy residence by a popular design studio, which offers other units of sizes from 1-bedroom to 4-bedroom.**

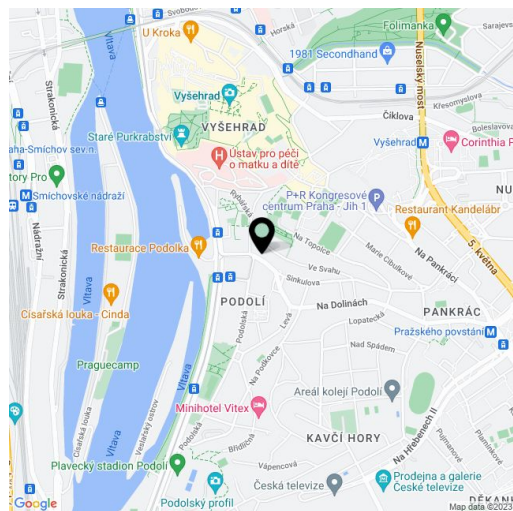
The apartment is entered through a hall from which we can access a bathroom with toilet and shower and an open-plan living room with kitchen and dining area. From the living room there is a door leading to the west-facing terrace which offers comfortable seating.

All apartments are equipped to a **high standard** - wooden floor of bleached oak, large format wooden windows, sliding wooden doors/with internal hinges, bathroom appliances **Laufen, Grohe and Hüppe**.

The project is located in a **popular residential location** with full amenities and excellent access to the city center thanks to nearby Podolská vodárna tram and bus stops. In the surroundings you will find a nursery and primary school, indoor and outdoor swimming pools, tennis courts, agility park, rowing club, golf course in neighboring Hodkovičky, cafes, restaurants and **park directly related to the Vyšehrad gardens**.

Please contact us for the current list of vacant apartment units.

Interior 27.97 m<sup>2</sup> + terrace 5.79 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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