



Apartment One-bedroom (2+kk)

€ 280 329 | CZK 6 990 000

81 m², Prague 4, Podolí, Sinkulova





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Total area	84 m ²
Floor area*	81 m ²
Balcony	3 m ²
Parking	Yes
Garage	Yes
Cellar	-
PENB	G
Reference number	19214

Cozy one-bedroom apartment with balcony, 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.

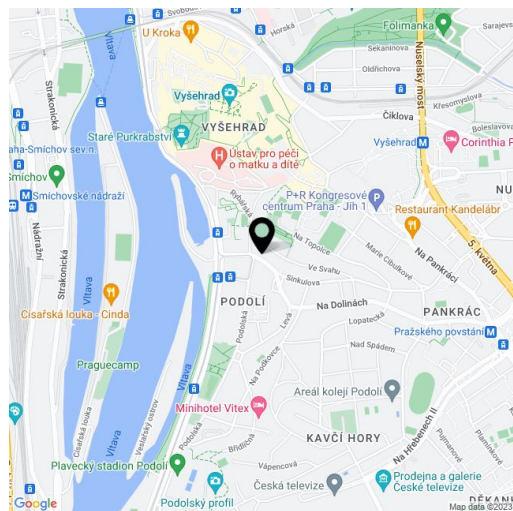
Layout of the apartment features an open plan living room with kitchen, dining area and east-facing balcony, 1 bedroom, a walk-in closet, bathroom with bathtub and toilet, and utility room.

All apartments are equipped to a **high standard** - wooden floors of bleached oak, large format wooden windows, sliding wooden doors/with internal hinges, bathroom appliances by **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 Vysehrad gardens**.

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

Interior 81.39 m² + balcony 2.81 m²



* 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.