



## Apartment Two-bedroom (3+kk)

Sold

97 m<sup>2</sup>, Prague 5, Košíře, Lukavského





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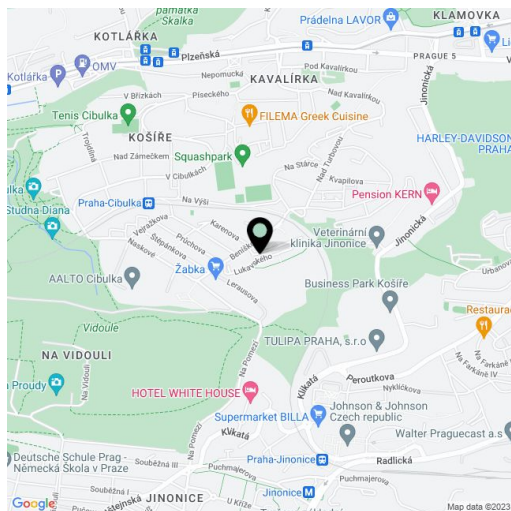
Total area	97 m <sup>2</sup>
Garden	69 m <sup>2</sup>
Parking	1 garage + 1 outdoor parking space
Garage	Yes
Cellar	Yes
Service price	4 000 CZK monthly
PENB	B
Reference number	21537

**South-facing duplex apartment with private garden and green views. The flat is set in a quiet residential district of Cibulka, adjacent to a nature park and with easy access to the city center – only 5 minutes by car to the Nový Smíchov shopping center and 20 minutes to the airport.**

From the street you enter the upper floor of the apartment, consisting of a hall, 2 bedrooms, bathroom and dressing room, which can be used also as an office. On the ground floor there is an open-plan living room with Poggenpohl kitchen and French doors leading to the garden, and a guest toilet / utility room.

Equipped with **hardwood floors**, wooden windows, NEXT security entrance door, Jablotron alarm, IP camera in the garden, central vacuum, **various built-in lighting fixtures (featuring different colors, brightness, etc.)**, preparation for home cinema. Central heating provided by a boiler room in an adjacent building. The purchase price includes **1 garage parking space** and a **cellar** across the street, additional parking available on the street.

Interior of 97 m<sup>2</sup>, garden of 69 m<sup>2</sup>.



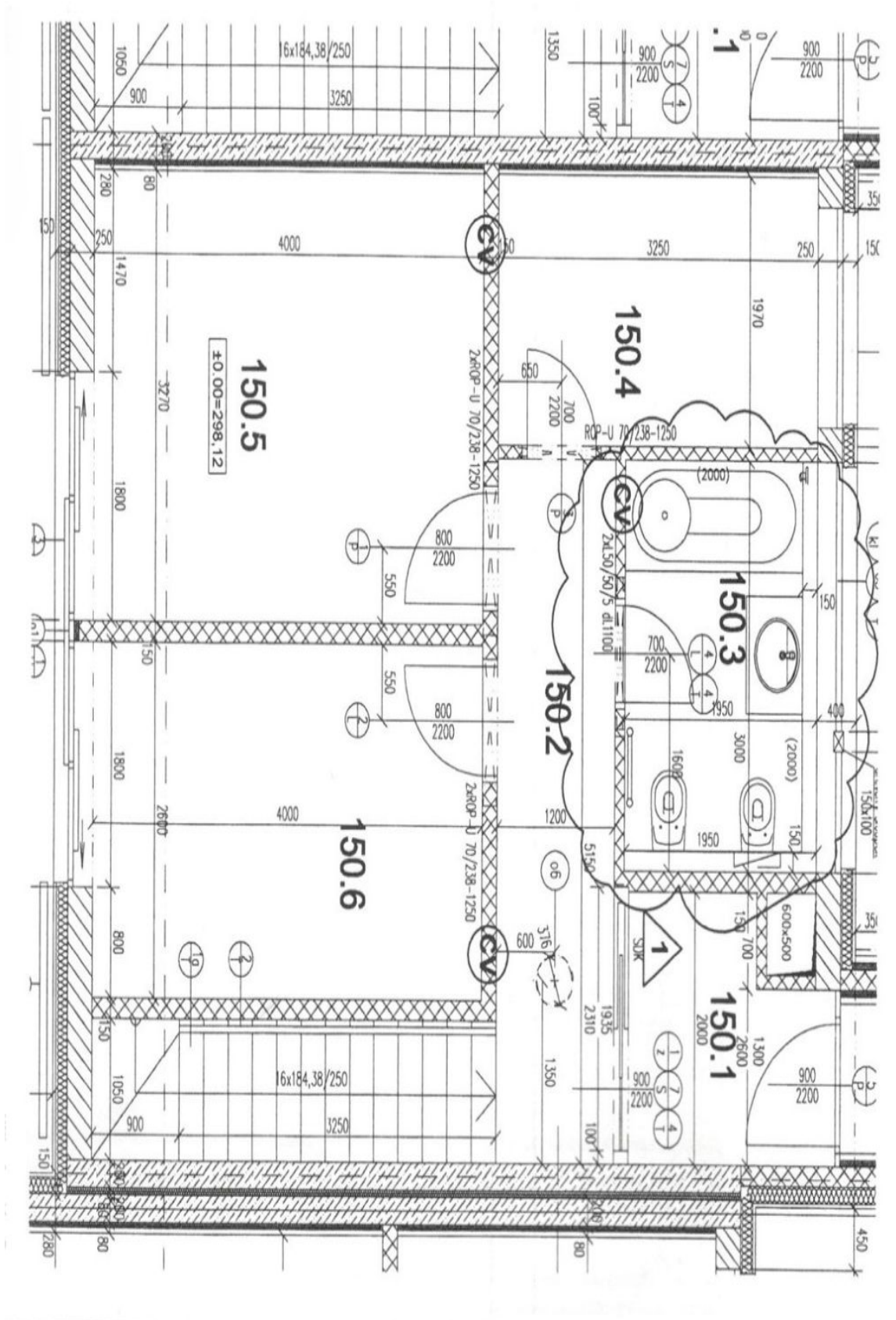
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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