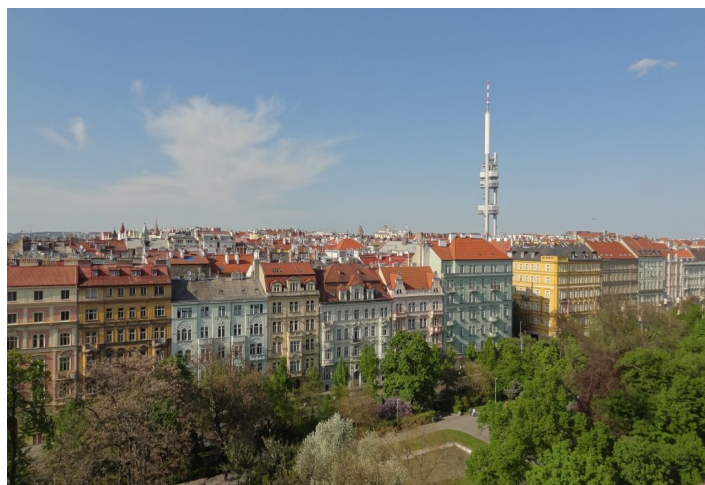




Apartment Four-bedroom (5+kk)

Ask for price

174 m², Prague 2, Vinohrady, Slezská





Apartment Four-bedroom (5+kk)

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174 m², Prague 2, Vinohrady, Slezská

Total area	189 m ²
Floor area*	174 m ²
Terrace	15 m ²
Parking	Garage parking at extra cost
Garage	Yes
Cellar	Yes
PENB	G
Reference number	22710

Newly emerging split-level attic flat with a terrace, set on the 5th and 6th floors of a residential building with an elevator, situated directly opposite sady Svatopluka Čecha park. Attractive residential area, just a 3 minutes' walk from the metro and tram stops at Jiřího z Poděbrad square.

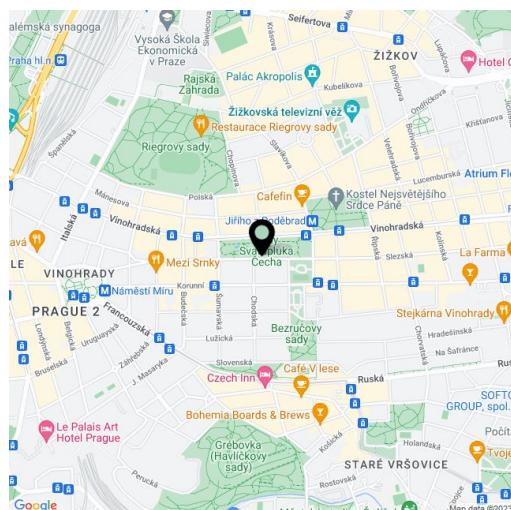
Construction is scheduled for Q4 2016 - Q3 2017.

The lower floor will consist of 4 bedrooms, 2 bathrooms (one en-suite w/ shower, toilet & two sinks, one shared w/ bathtub & two sinks), separate toilet, utility room, walk-in closet, and a hall with built-in wardrobes. The layout of the upper floor will offer a generous living room (67.2 m²) with kitchen and access to the **south-oriented terrace**, and a separate toilet. The standard equipment of the apartment will include Quick Parquet two-layer oak floors, Impronta Italgraniti large format tiles, Schuco aluminum sliding glass walls and skylights with triple-glazing, Sapeli **interior doors with concealed hinges**, NEXT entrance door of highest security level, Baxi gas boiler, quality bathroom fixtures (e.g. Laufen, Grohe), audio entry phone, preparation for air-conditioning, white plasters, suspended plasterboard ceilings. The purchase price includes a **large cellar**. Possibility to buy a **garage parking space** at extra cost.

The building will be completely renovated along with the construction of the flat.

Popular residential area within easy reach of downtown and within walking distance of Riegrovy sady park. Full civic amenities in the area.

Interior 173.9 m², terrace 15.4 m², cellar 11.6 m².



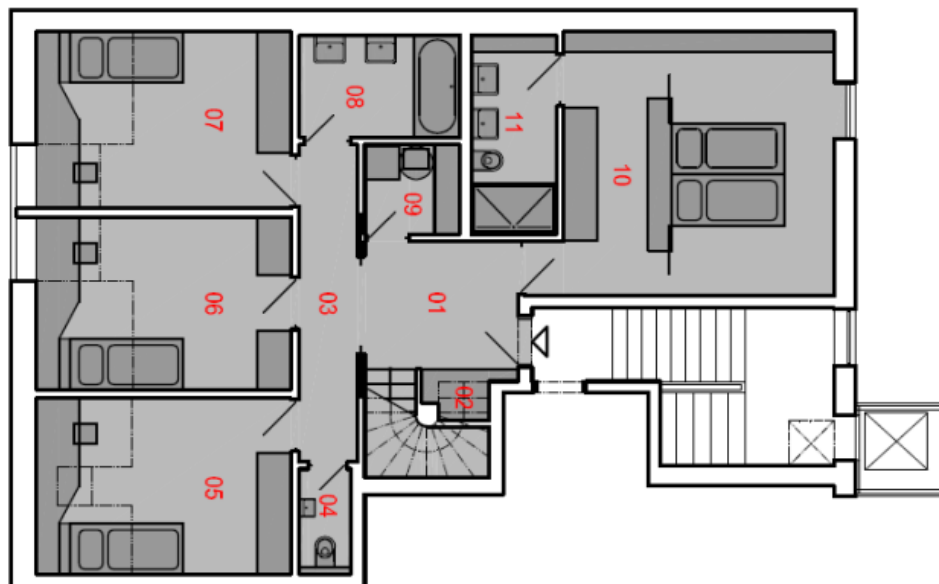
* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



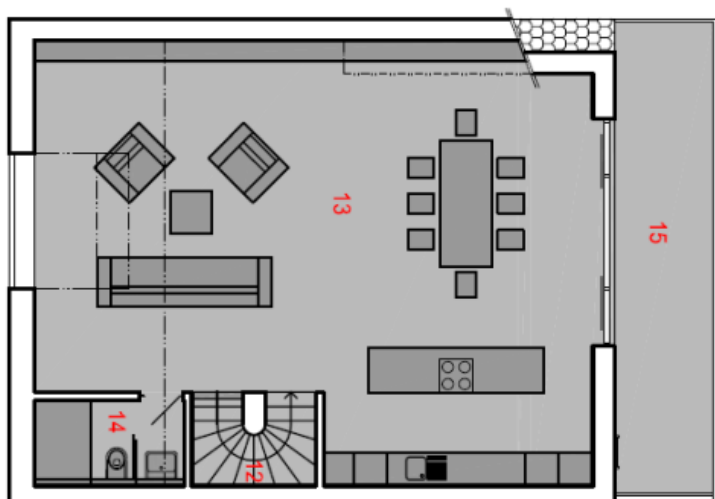
Apartment Four-bedroom (5+kk)

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6. NP / 6TH FLOOR



7. NP / 7TH FLOOR