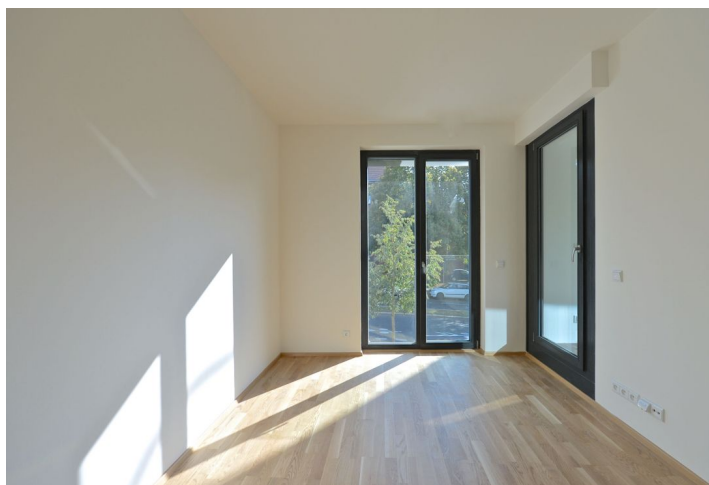




Apartment Three-bedroom (4+kk)

Sold

110.9 m², Prague 4, Podolí, Jeremenkova





Apartment Three-bedroom (4+kk)

Sold110.9 m², Prague 4, Podolí, Jeremenkova

Total area	132 m ²
Floor area*	111 m ²
Terrace	21 m ²
Garden	13 m ²
Parking	Garage parking space at extra cost
Garage	Yes
Cellar	Yes
PENB	B
Reference number	23716

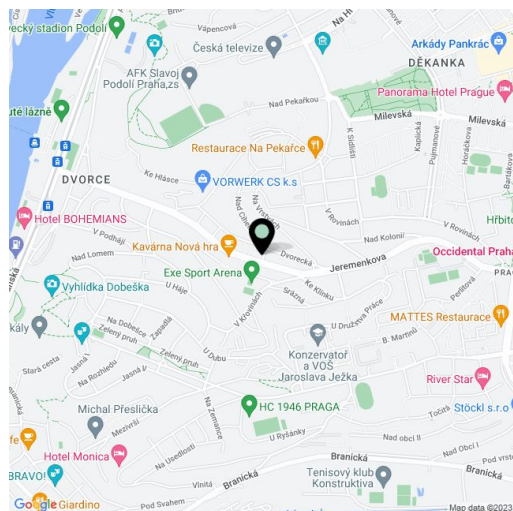
Attractive, well-equipped garden apartment on the ground floor of a newly built residential project of two modern villa houses in the original residential area of the popular Podolí district, Prague 4. Pleasant and green location with excellent transport links to the center.

The flat consists of a living room with preparation for kitchen and dining area, 3 bedrooms, dressing room, bathroom with bathtub and toilet, separate toilet, and a utility room / storage. All rooms have access to a private garden with a terrace, or to an enclosed balcony.

Equipped with **triple-layer solid wood floors**, large format tiles, wooden windows with safety glass and preparation for outdoor blinds, veneered interior doors, security entry door, heated floors in bathrooms, Laufen sanitary ware and Hansgrohe fittings, videophone. Option to buy a **garage parking space and cellar** at extra cost.

The house is situated in a green and quiet area within easy reach of all amenities. Nearby is a primary and nursery school (from September 2016 establishing a Montessori system of education), a grammar school, health center, Podolí swimming pool, Žluté lázně outdoor spa and the Branické skály natural monument with a lookout point.

Interior 104.3 m², terrace 16.9 m², enclosed balcony 3.7 m², garden 13 m², cellar 4.4 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 Three-bedroom (4+kk)

110.9 m², Prague 4, Podolí, Jeremenkova

Sold

POHLED NA DŮM ZE ZÁHRADY / BUILDING VIEW FROM THE GARDEN

PODROBNÝ PODLAŽÍ / FLOOR PLAN

PARKING

SKLEPNÍ KOMORA / UTILITY ROOM IN BASEMENT

4 + KK Typ / Type

BYT 1.4 Byt č. / Apartment No.

1. NP Podlaží / Floor

1	Předstě / Entry	12,90 m ²
2	Obývací pokoj + Kk / Living Room + Kitchen	37,40 m ²
3	Lůžnice / Bedroom	15,00 m ²
4	Lůžnice / Bedroom	12,20 m ²
5	Lůžnice / Bedroom	13,20 m ²
6	Koupelna / Bathroom	6,30 m ²
7	WC / Toilet	2,40 m ²
8	Domácí prádelna (komora) / Utility Room	2,80 m ²
9	Sálona / Wardrobe	2,10 m ²
Čistá užitná plocha bytu / Apartment Area Total		104,30 m²
Společná kmenová / Utility Room in Basement		4,40 m ²
Podlahová plocha bytu		114,96 m²
10	Lodžie / Loggia	3,70 m ²
11	Terasa / Terrace	16,90 m ²
12	Předstátní dvůr / Garden	13,00 m ²
Společná kmenová č. / Utility Room in Basement No.		2
Parkovací stání č. / Parking No.		1 + 16