



Apartment One-bedroom (2+kk)

Sold

43 m², Prague 5, Smíchov, V Lesičku





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| | |
|------------------|-------------------|
| Total area | 43 m ² |
| Parking | - |
| Cellar | - |
| PENB | G |
| Reference number | 26528 |

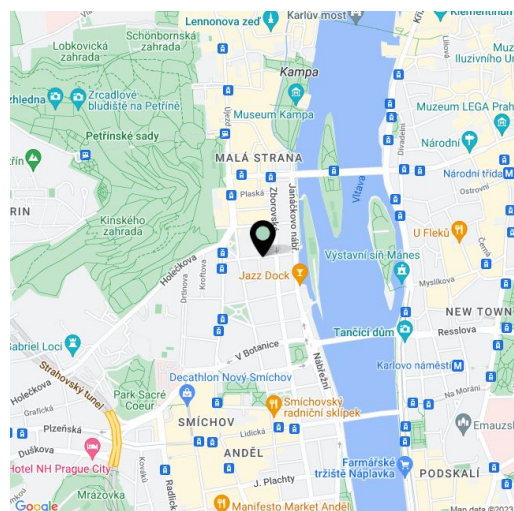
Bright renovated apartment located on the 4th floor of a fully reconstructed apartment building with a new glass elevator, near the funicular to Petřín Hill and with great access to the center of Prague.

The apartment opens onto a hallway with an entrance to the bathroom and an adjacent corridor leading to the **living room with a preparation for a kitchen**. Another door from the corridor leads to the west-facing **bedroom** overlooking a quiet one-way street.

The bathroom is equipped with a shower, a **JIKA** bidet and toilet, and **built-in water taps**. The apartment features new **casement windows, wooden floating floors**, plasterboard ceilings, and gypsum plaster. Heating is via **Radik** radiators and an **Immergas** gas flow boiler, which is hidden in the **utility room**.

A popular location near the **Vltava River** with excellent transport accessibility by car and public transport – bus and tram stops are close-by, the **Anděl metro station** (line B) is a 10-minute walk away. Parking is in front of the building in a zone for residents. Easy connection to the Prague Ring Road and the D5 motorway to Germany and towards the airport. A full spectrum of amenities are nearby: shops, restaurants, bars, and cafes, and the **Nový Smíchov Center** is within walking distance. **Petřínské sady** Park, accessible by funicular, and **Kampa**, with its romantic **Certovka Canal**, offer wonderful green spaces for leisurely walks.

Interior 43 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.