



Apartment Two-bedroom (3+kk)

Sold

86 m², Prague 8, Karlín, Pernerova





Apartment Two-bedroom (3+kk)

Sold86 m², Prague 8, Karlín, Pernerova

| | |
|------------------|-------------------|
| Total area | 94 m ² |
| Floor area* | 86 m ² |
| Loggia | 8 m ² |
| Parking | 555 000 |
| Garage | Yes |
| Cellar | Yes |
| PENB | B |
| Reference number | 28664 |

This spacious apartment with a loggia is part of a modern residence, which is located near the center in the sought-after district of Karlín, on the edge of a park and a short walk from a metro station and tram stops.

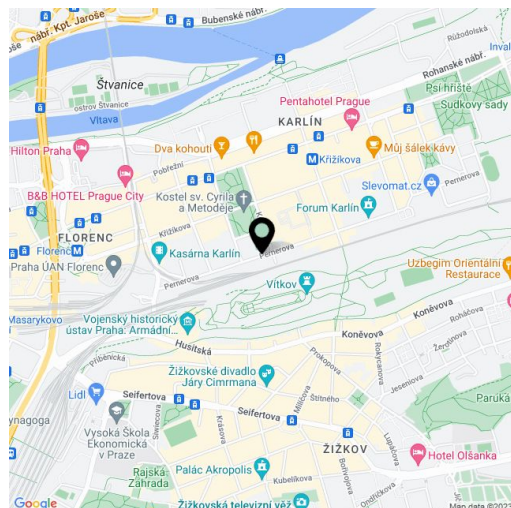
The apartment on the 2nd floor, set in a building with preparation for reception and security, features a spacious living room with a kitchen and west-facing loggia. There are also 2 bedrooms, a bathroom, a separate toilet and an entrance hall.

The three types of interior standards offered (CITY/STYLE/PREMIUM) include, for example, **solid three-layer oak floors**, large-format tiles, large windows, high-quality bathroom sanitary facilities and fittings, alarm, security door and videophone. Currently, client changes can be made. **The purchase price includes a cellar, parking space is for extra cost.**

The dynamically developing district of Karlín carries elements of European cities. The area boasts an abundance of greenery, cultural centers, schools of all levels, shops, cars, bars, and restaurants offering culinary delights from all over the world. The **Křižíkova metro station** (line B) and tram stop are just a **few meters** from the building, making travel to the city center easy, fast and convenient (just a few minutes).

Final inspection is planned for December 2019.

Interior 86 m², loggia 7.66 m², cellar 3.53 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 Two-bedroom (3+kk)

86 m², Prague 8, Karlín, Pernerova**Sold**

PRAGA

Residence

BYT 3.4. 3+KK | 3 NP

| Č.M. | NÁZEV MÍSTNOSTI | PLOCHA M ² |
|---------|-----------------------------|-----------------------|
| 3.4.0. | PŘEDSÍN | 4,87 |
| 3.4.1. | CHODBA | 10,7 |
| 3.4.2. | OBYTNÝ PROSTOR + KK | 31,06 |
| 3.4.3. | LOŽNICE | 13,91 |
| 3.4.4. | LOŽNICE | 11,98 |
| 3.4.5. | KOUPELNA+WC | 6,41 |
| 3.4.6. | WC | 1,77 |
| | OSTATNÍ PLOCHY A PŘÍČKY | 5,3 |
| | CELKOVÁ PLOCHA BYTU* | 86 |
| 3.4.10. | LODŽIE | 7,66 |
| 3.4. | SKLEP | 3,53 |



* Celková plocha bytu (včetně balkonů) podle údajů poskytl vývojář a poskytl v rámci poskytnutí informací. Pro více informací kontaktujte makléře. Makléř je pověřen zastupovat prodávajícího a poskytl je v rámci své odborné činnosti. Makléř není odpovědný za obsah a přesnost informací. Makléř je pověřen zastupovat prodávajícího a poskytl je v rámci své odborné činnosti. Makléř není odpovědný za obsah a přesnost informací.

svoboda&williams

CHRISTIE'S
INTERNATIONAL REAL ESTATE

Na Petříně 2, 110 00 Praha 1, Česká republika. +420 257 328 281, +420 257 322 032, info@svoboda-williams.com

m2realestate