



## Apartment Three-bedroom (4+1)

Sold

145 m<sup>2</sup>, Prague 6, Bubeneč, Eliášova





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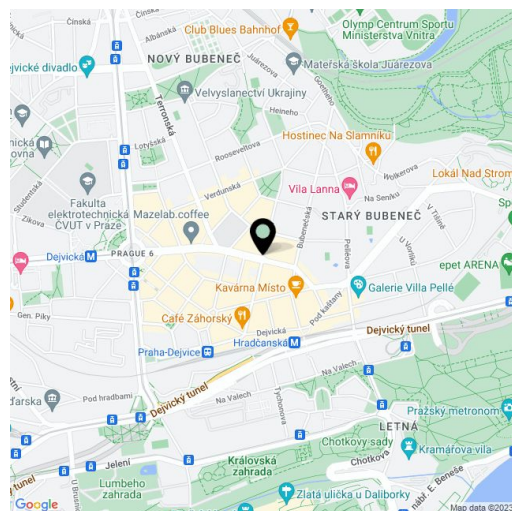
Total area	145 m <sup>2</sup>
Parking	-
Cellar	Yes
Service price	5 055 CZK monthly
PENB	D
Reference number	30283

This spacious and bright corner apartment is part of a well maintained building from the early 20th century with a new elevator located in the the diplomatic quarter of Bubeneč. A residential area with lots of greenery, ideal for pleasant walks, in close proximity to several parks, and with good public transportation connections and all urban amenities.

The apartment on the 3d floor boasts a **generous central hall** with doors leading to all of the other rooms: a corner living room, a north-facing bedroom, 2 west-facing bedrooms, a spacious kitchen with a dining room, a bathroom (with a bathtub), a pantry, a utility room, and a toilet.

The interior was **completely reconstructed in 2012** and preserved its original **elegance**, which is enhanced by **high ceilings** and **large casement windows** (new, with acoustic and thermal insulation). Other features include renovated **parquet floors** and doors, a Sykora kitchen (with a gas stove), a security door, or a preparation for a security alarm system. Heating is by a Junkers gas boiler. The purchasing price includes 2 cellars. The elevator goes to the mezzanine.

The building is situated in a vibrant neighborhood with a full spectrum of services and great transport accessibility. The Dejvická and Hradčanská metro stations and several tram stops are within walking distance. Both **the center and the airport are easily accessible**. A kindergarten and an elementary school are a few steps from the house, and there are other schools in the neighborhood. Many restaurants, cafes, shops, a pharmacy, a bank, a municipal office, and a post office are close-by. A farmers' market is regularly held on nearby Vítězné náměstí Square. The **Stromovka, Royal Gardens, and Letenské sady** parks are withing short walking distance.

Interior 145.7 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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