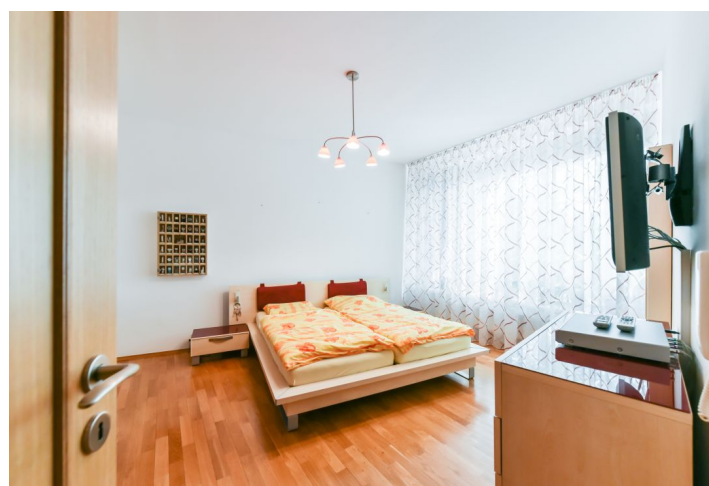




## Apartment Two-bedroom (3+kk)

**Sold**

122.8 m², Prague 9, Prosek, Letňanská





## Apartment Two-bedroom (3+kk)

**Sold**122.8 m<sup>2</sup>, Prague 9, Prosek, Letňanská

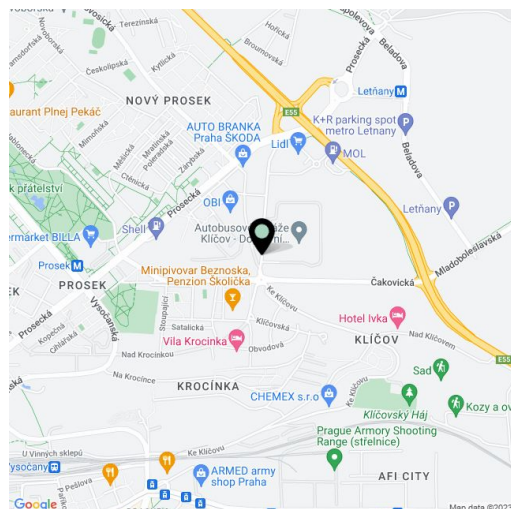
Total area	128 m <sup>2</sup>
Floor area*	123 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
Service price	3 400 CZK monthly
PENB	C
Reference number	30400

This 2-bedroom apartment with a balcony is located on the 1st floor of a modern three-story apartment building from 2004 with an elevator. The building is in a quiet location on the border of Vysočany and Prosek with plenty of greenery and good transport connections to the metro lines B and C. The purchase price includes a garage and cellar units.

The apartment is accessible through an open outdoor gallery. The interior consists of a corridor connected to the entrance hall which leads to two bedrooms, one of the bathrooms, and a spacious living room with a kitchen and access to the terrace. The second en-suite bathroom (shower, bathtub, toilet, bidet) has a window and adjoins one of the bedrooms. The kitchen has a hob, an oven, a hood, a built-in dishwasher, a refrigerator with a freezer, and a microwave oven (all appliances are AEG). The bedroom, the hall, and the main living area have wooden parquet flooring with a polished finish. In the corridor, there are built-in closets. All the rooms have charming views of the greenery surrounding the apartment building. All windows are equipped with electric roller blinds. Heating is provided by a combined Vaillant gas boiler from 2017. The ceilings are 2.8 m high. The layout can be reconfigured as a three-bedroom apartment.

The apartment is located in a quiet location overlooking a park, close to the gardens in Klíčov, the Prosek vineyard, and the Letňany forest park. A few steps away from the building there is a bus stop which provides excellent connections to several metro stations - 5 minutes to Vysočanská (line B) or 3 minutes to Prosek (line C).

Interior 122.8 m<sup>2</sup>, balcony 5.4 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.