



## Apartment Four-bedroom (5+kk)

Sold

156.1 m<sup>2</sup>, Prague 8, Karlín, Pernerova





## Apartment Four-bedroom (5+kk)

**Sold**156.1 m<sup>2</sup>, Prague 8, Karlín, Pernerova

Total area	169 m <sup>2</sup>
Floor area*	156 m <sup>2</sup>
Loggia	13 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	B
Reference number	30696

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.

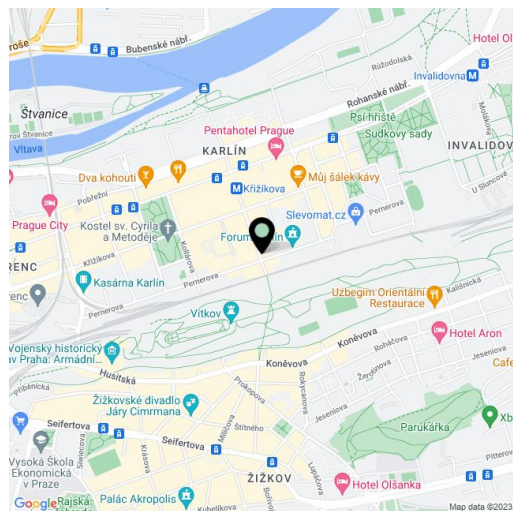
The apartment on the 6th floor, set in a building with preparation for reception and security, features a spacious living room with a kitchen and west-facing loggia. There are also 3 bedrooms (1 with ensuite bathroom), a bathroom, a separate toilet, walk in wardrobe, utility room and spacious entry hall.

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 **Křížkova 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 156.1 m<sup>2</sup>, loggia 12.85 m<sup>2</sup>, cellar 4.38 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.





# Apartment Four-bedroom (5+kk)

156.1 m<sup>2</sup>, Prague 8, Karlín, Pernerova

Sold

## PRAGA Residence

### BYT 7.1. 5+KK | 7NP

Č.M.	NÁZEV MÍSTNOSTI	PLOCHA M <sup>2</sup>
711	PŘEDSÍN	8,66
712	CHODBA	10,05
713	OBYTNÝ PROSTOR + KK	40,02
714	LOŽNICE	15,65
715	KOUPELNA	4,09
716	PRACOVNA	9,03
717	ŠATNA	11,25
718	LOŽNICE	16,03
719	LOŽNICE	16,39
7110.	KOUPELNA+WC	7,16
7111.	WC	1,76
7112	KOMORA	4,66
	OSTATNÍ PLOCHY A PŘÍČKY	11,35
7120.	CELKOVÁ PLOCHA BYTU*	156,1
	LODŽIE	12,85
571.	SKLEP	4,38



svoboda&williams | CHRISTIE'S  
INTERNATIONAL REAL ESTATE

Na Pevštině 2, 110 00 Praha 1, Česká republika, +420 257 328 281, +420 257 327 032, info@svoboda-williams.com

m2realestate