



## Apartment Four-bedroom (5+1)

Sold

158 m<sup>2</sup>, Prague 5, Smíchov, Zborovská





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Total area	158 m <sup>2</sup>
Parking	-
Cellar	Yes
Service price	7 670 CZK monthly
PENB	G
Reference number	32645

This spacious 4-bedroom family apartment is situated on the 4th floor of a classic corner building with an elevator. The location close to the city center near the Janáčkovo Embankment and Petřínské Sady Garden stands out for its wide range of services and excellent transport accessibility.

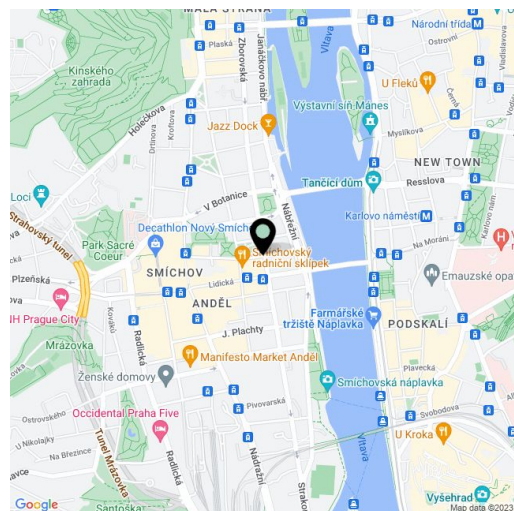
The layout consists of a living room, a large separate kitchen, a master bedroom with a private bathroom, dressing room, west-facing windows towards the courtyard, and three east-facing bedrooms with a shared bathroom. There is also a guest toilet, a foyer, and a laundry room.

The apartment has been reconstructed; it boasts wooden floors and casement windows. The master bedroom has **floor night lighting**; the apartment has a **preparation for air-conditioning**. The kitchen is fully equipped. Central heating. The unit comes with a **cellar**.

Within walking distance is a kindergarten and an elementary school, a high school, and a **French Lyceum**. The surrounding area offers a wide selection of cafés and restaurants. It is close to the **Dětský Ostrov Island** or the **Petřín** cable car station. The **Anděl** shopping and entertainment center is a 3-minute tram ride away, the National Theater is a 4-minute walk, and Wenceslas Square can be reached in 10 minutes.

Interior 157.8 m<sup>2</sup>, cellar 2.5 m<sup>2</sup>.

In addition to regular property viewings, we also offer real-time video viewings via WhatsApp, FaceTime, Messenger, Skype, and other apps.



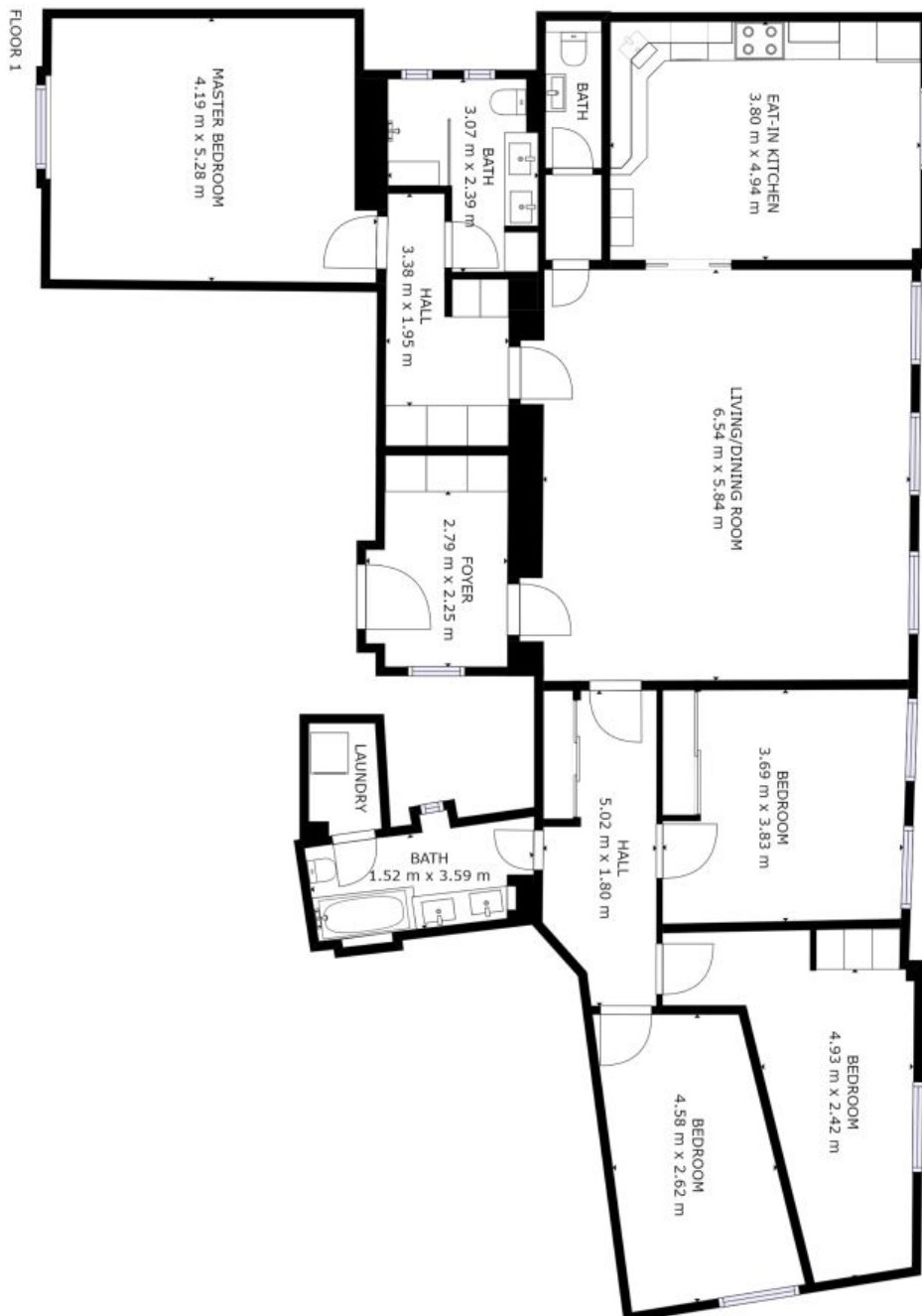
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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GROSS INTERNAL AREA  
FLOOR 1: 187 m<sup>2</sup>  
TOTAL: 167 m<sup>2</sup>  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

