



## Apartment Three-bedroom (4+kk)

€ 1 943 | CZK 48 000

137 m², Prague 7, Bubeneč, Korunovační





## Apartment Three-bedroom (4+kk)

€ 1 943 | CZK 48 000

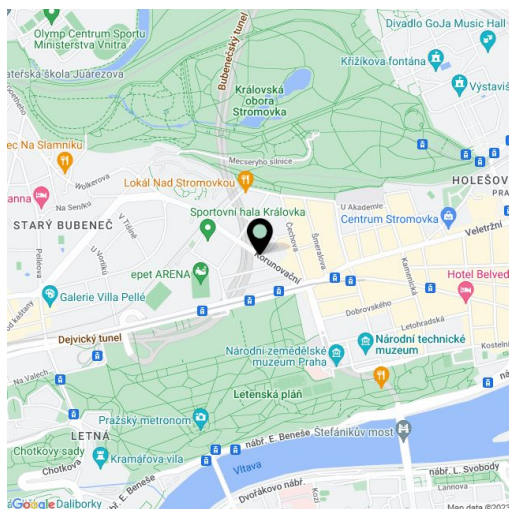
137 m², Prague 7, Bubeneč, Korunovační

|                  |             |
|------------------|-------------|
| Total area       | 141 m²      |
| Floor area*      | 137 m²      |
| Balcony          | 4 m²        |
| Terrace          | 16 m²       |
| Parking          | -           |
| Cellar           | -           |
| PENB             | E           |
| Reference number | 35454       |
| Available from   | Immediately |

Conveniently located in an attractive residential area between Letná and Stromovka parks, is this 3-bedroom open gallery duplex flat with a terrace and balcony. Situated on the 5th and 6th floors of a beautiful Art Nouveau residence that has undergone a complete sensitive renovation with emphasis put on preserving original features and the spirit of the historic apartment building. Very popular residential location with excellent access downtown thanks to a nearby tram stop with connections to the Dejvická metro station. Convenient area where you can spend your leisure time walking to the Prague ZOO through Stromovka Park, or even to the city center through Letná.

The lower floor consists of a southwest-facing living room with fully equipped kitchen and dining area, master bedroom with en-suite bathroom and balcony, a separate toilet, storage room, and a hall. The upper floor features 2 bedrooms (one of them with a terrace), bathroom, and a spacious gallery.

Amenities include hardwood floors, ceramic tiles, casement windows facing the street and wooden euro windows facing the courtyard. **Air-conditioning**, Miele washer, gas boiler, built-in wardrobes. Common building charges and utilities are paid separately. Available from April 2022.



\* 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.

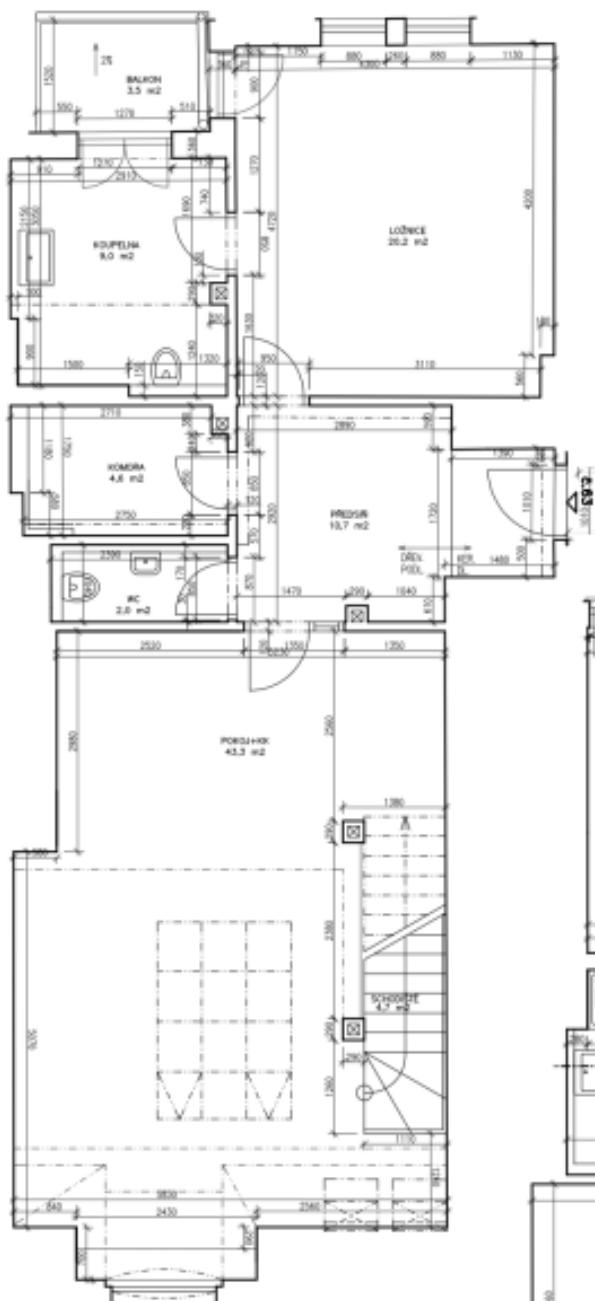


## Apartment Three-bedroom (4+kk)

€ 1 943 | CZK 48 000

137 m<sup>2</sup>, Prague 7, Bubeneč, Korunovační

6.NP



| č. m.  | název                                                | m <sup>2</sup> |
|--------|------------------------------------------------------|----------------|
| 6.3.01 | předsíň                                              | 10,7           |
| 6.3.02 | ložnice                                              | 20,2           |
| 6.3.03 | koupelna                                             | 9,0            |
| 6.3.04 | komora                                               | 4,6            |
| 6.3.05 | WC                                                   | 2,0            |
| 6.3.06 | pokoj+KK                                             | 43,3           |
| 6.3.07 | schodiště                                            | 4,7            |
| 7.3.01 | galerie                                              | 10,3           |
| 7.3.02 | pokoj                                                | 11,9           |
| 7.3.03 | pokoj                                                | 11,2           |
| 7.3.04 | koupelna                                             | 3,5            |
|        | svislé nosné a nenosné<br>konstrukce uvnitř jednotky | 5,8            |
|        | <b>Podlahová plocha:</b>                             | <b>137,2</b>   |
| 6.3.08 | balkón                                               | 3,5            |
| 7.3.05 | terasa                                               | 15,6           |

7.NP

