



## Apartment One-bedroom (2+kk)

Sold

79 m<sup>2</sup>, Praha 8, Karlín, Pernerova





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|                  |                   |
|------------------|-------------------|
| Total area       | 79 m <sup>2</sup> |
| Parking          | -                 |
| Cellar           | -                 |
| Service price    | 3 400 CZK monthly |
| PENB             | E                 |
| Reference number | 35551             |

This apartment with windows facing the courtyard is located on the 1st floor of a renovated apartment building with preserved original architectural elements. The popular location of Karlín is part of the wider city center and therefore perfectly accessible. It provides everything you need for pleasant city living.

The layout consists of a living room with a kitchen, **an elevated sleeping loft**, a separate bedroom with a dressing room, a bathroom, a hallway, and a closet.

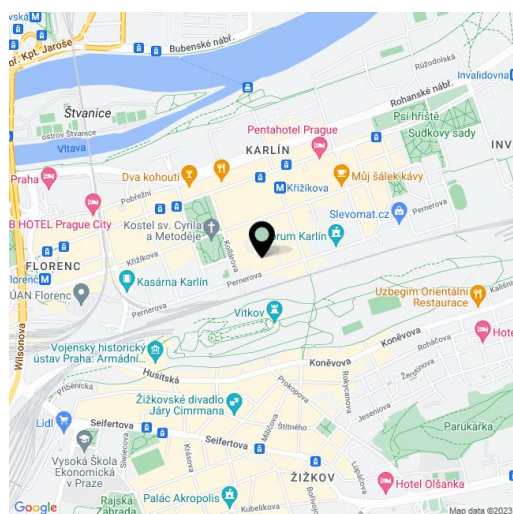
Facilities include double-glazed **casement windows**, **stucco ceiling decoration**, laminate floors and large-format tiles, a security entrance door, and quality **wall soundproofing**. Heating is by modern gas WAW radiators. The building has been reconstructed; the facade will be renovated. The common areas are decorated with original railings, grilles, and terrazzo.

Landscaped Pernerova Street is lined with **mature trees**. The building is close to the Corso Karlín office complex, through which you can walk to the nearby Křížkova metro station or tram stop. Thanks to a network of **bike trails** and the neighborhood's flat terrain, the place is easily accessible by bike. The **Forum Karlín** multifunctional space, as well as many cafes, restaurants and bistros, small shops and supermarkets are in the immediate vicinity. It is also close to the **large park on Vítkov Hill**.

Interior 78.7 m<sup>2</sup>.

The apartment is in cooperative ownership, transfer to private ownership is possible in 2020.

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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