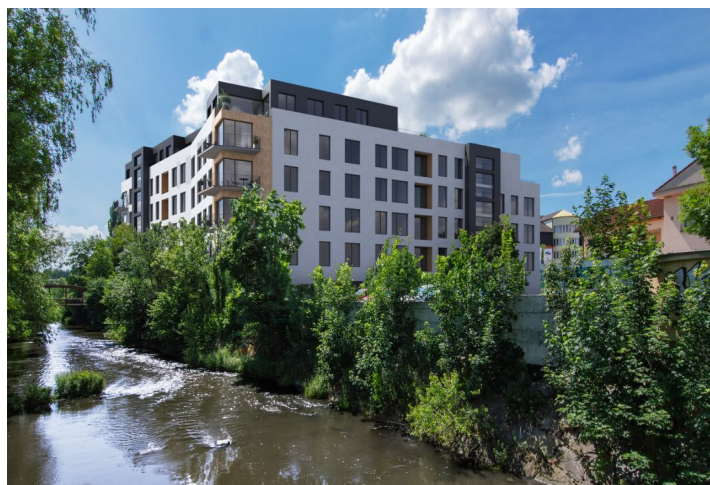




Apartment One-bedroom (2+kk)

Sold

61.6 m², Beroun, Na Parkáně





Apartment One-bedroom (2+kk)

Sold61.6 m², Beroun, Na Parkáně

Total area	68 m ²
Floor area*	62 m ²
Balcony	6 m ²
Parking	Parking space at extra cost
Cellar	-
PENB	G
Reference number	37703

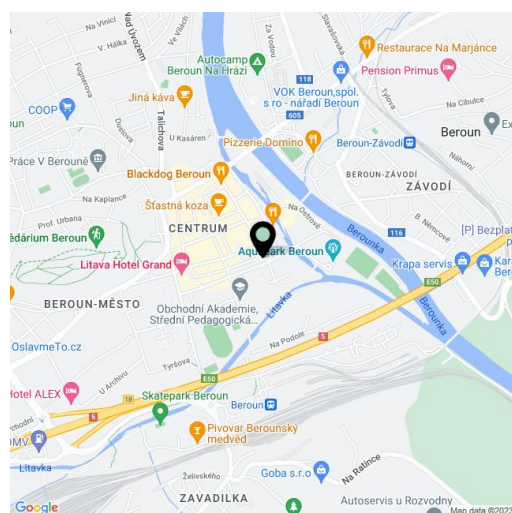
This new high standard apartment, with a balcony and the possibility of buying a parking space, is being built in the premium BERLITA residential project located in a quiet place in the center of Beroun near the main square and several parks, just a few minutes by car or public transport from Prague. The apartment will be move-in ready in the middle of 2022.

The well-thought-out layout of the unit situated on the 1st floor consists of a living room with a preparation for a kitchen and a **glass wall** towards a **southeast-facing balcony overlooking a park**, a bedroom, a bathroom, a large entrance hall, and a closet.

Facilities will include floating laminate floors, large-format plastic six-chamber windows with insulated **triple-glazed panes**, high-level **noise insulation**, and a preparation for exterior window blinds, a **recuperation unit** to ensure **clean air**, a fire safety entrance door (class 4), and a home videophone. Central heat distribution. Necessity to purchase a parking space at extra cost.

The project suitable for **families with children** offers housing in a pleasant, quiet location. In the immediate vicinity, there is a winter stadium, water park, indoor pool, gym, football field, tennis hall, squash court, bowling, **bike trails**, and more. Within easy reach are schools from kindergartens to secondary schools, shops including a supermarket, Husovo Square with **traditional markets**, a pharmacy, and other services. A **bus stop** and the **train station**, with links to Prague, are a **9-minute walk from the building**. The city is surrounded on all sides by hills, forests, and popular tourist destinations include **Karlštejn Castle**, the Koněpruské Caves, or the area surrounding the flooded America quarry. Thanks to its strategic location by the D5 highway, driving to Prague takes only a few minutes, to Pilsen about 45 minutes, and to the border with Germany less than an hour and a half.

Total floor area 61,6 m², interior 57.24 m², balcony 6.20 m².



* 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 One-bedroom (2+kk)

61.6 m², Beroun, Na Parkáně

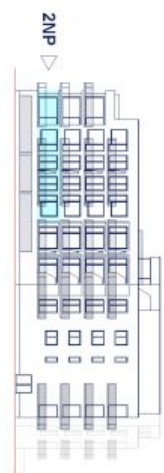
Sold



A.22

Dispozice	Plocha bytu	Podlahy
2+kk	61,6 m ²	2. NP

01. Chodba	12,55 m ²	
02. Komora	4,88 m ²	
03. Koupelna	5,48 m ²	
04. Pokoj	13,31 m ²	
05. Obývací	21,02 m ²	
Úžitná plocha bytu		57,24 m ²
Podlahová plocha bytu		61,6 m ²
06. Balkon	6,20 m ²	



Developed by:
VENUS

Kauza bytu

Schéma půdorysu domu představuje dispozici včetně bytu. Developer si vyhrazuje právo na změny a upřesnění bez předchozího upozornění. Kuchynská linka, nábytek a spotřebiče nejsou součástí dodávky (číslo) jako technické doplňky. Převní parametry jsou specifikovány ve smlouvě.

Exkluzivní prodejce

svoboda&williams

CHRISTIE'S INTERNATIONAL REAL ESTATE

Na Květináči 2, 110 00 Praha 1, +420 257 328 281, +420 257 322 032, info@svoboda-williams.com

www.berlita.cz