



Apartment Two-bedroom (3+kk)

Sold

66 m², Prague 5, Stodůlky, Sluneční náměstí





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Total area	75 m ²
Floor area*	66 m ²
Balcony	9 m ²
Parking	Lockable garage box and parking lot for residents
Garage	Yes
Cellar	Yes
PENB	G
Reference number	38173

This bright apartment with a balcony and a garage is located on the 4th floor of an apartment building with an elevator that stands right next to the Hůrka metro station (line B), less than 15 minutes from the center of Prague, within walking distance of Central Park and all services.

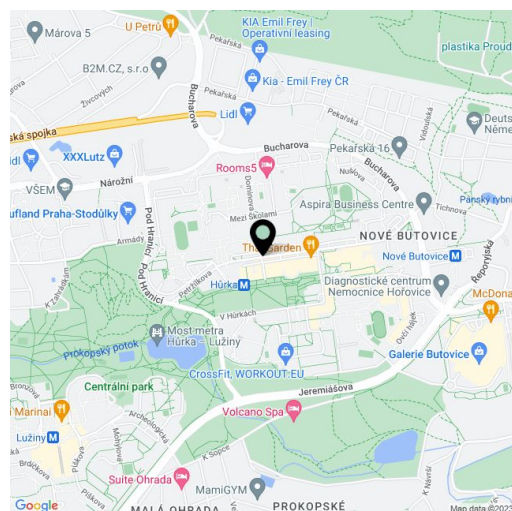
The practical layout consists of a living room with a kitchen and a **west-facing balcony**, 2 bedrooms with windows that face east towards a **quiet atrium**, a bathroom (with a bathtub and a connection for a washer and dryer), a separate toilet, and a spacious entrance hall.

Floors are laminate, with new full-area carpets or tiles, plastic windows with interior blinds, security entrance doors. The kitchen is equipped with Miele and Whirlpool appliances, in 1 bedroom and hallway there are built-in wardrobes. The bathroom with a toilet has **recently been reconstructed** and the rest of the interior is suitable for partial modernization. Central heating. The apartment has a **cellar and a lockable garage box**, apartment owners also have the opportunity to use the **parking lot reserved for residents**. A camera system is installed in the building and there is non-stop security.

The place is **perfectly accessible** by metro. Anděl, the city center, and the shopping and entertainment zone in Zličín can be reached in just a few minutes. In the immediate vicinity there is a supermarket, a pharmacy, restaurants, cafes, banks, a post office and other services, a clinic, a kindergarten and elementary school, and a high school. You can bike or walk to Central Park with several playgrounds or to the Prokop Valley. Traveling by car is made easy due to the nearby access to the Prague Ring Road.

Interior 66.14 m², balcony 9.15 m², cellar 4.97 m².

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.