



## Apartment Two-bedroom (3+1)

Sold

82 m<sup>2</sup>, Praha 4, Chodov, Květnového vítězství





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Total area	90 m <sup>2</sup>
Floor area*	82 m <sup>2</sup>
Loggia	8 m <sup>2</sup>
Parking	-
Cellar	Yes
PENB	G
Reference number	38225

This renovated quiet and sunny apartment with a covered loggia and unobstructed views is located on the topmost 9th floor of a revitalized panel house located in a Chodov housing estate with complete amenities.

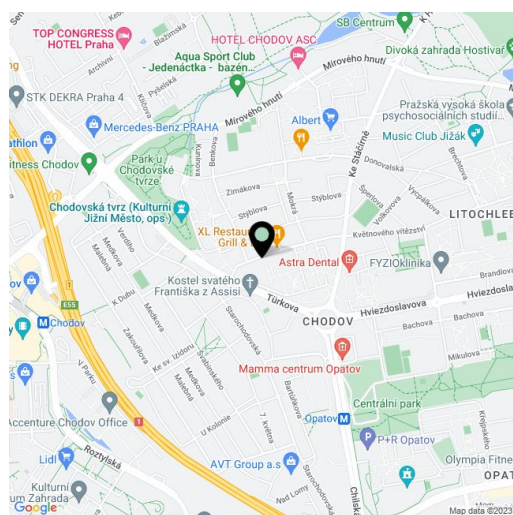
The apartment area consists of a living room with a **southwest-facing balcony**, a kitchen, 2 northeast-facing bedrooms, a bathroom, a separate toilet, and a hallway.

The apartment **has been completely reconstructed**. In 2014, it was rewired, radiators were replaced, walls were renovated, **LED ceiling lights were installed**, interior doors were replaced, and a kitchen was installed. In 2018, new **vinyl floors** were laid, and the bathroom and toilet were completely renovated. Security entrance door (class 3) with noise insulation. Central heating. The building has been revitalized, including new windows and risers, the facade and roof were insulated, it has chip entrance doors, **a new elevator**, and corridors and stairs have been refurbished.

The apartment building is located on the edge of a housing estate in the vicinity of a kindergarten, elementary school, and a neighborhood with family houses, close to the **park** at the **Chodovská fortress** with playgrounds or an outdoor gym. **Central Park, Hostivař Forest Park**, shopping centers and other services, including a sports hall and a swimming pool, are all within walking distance. A metro station is less than a 10-minute walk away, and there is a bus stop right by the building with 24-hour connections. Traveling by car is faster thanks to the nearby access to the highway.

Interior 81.9 m<sup>2</sup>, loggia 7.9 m<sup>2</sup>, cellar 1.7 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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