



Apartment One-bedroom (2+kk)

Sold

64.8 m², Beroun, Na Parkáně





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Total area	65 m ²
Parking	Parking space at extra cost
Cellar	-
PENB	G
Reference number	38797

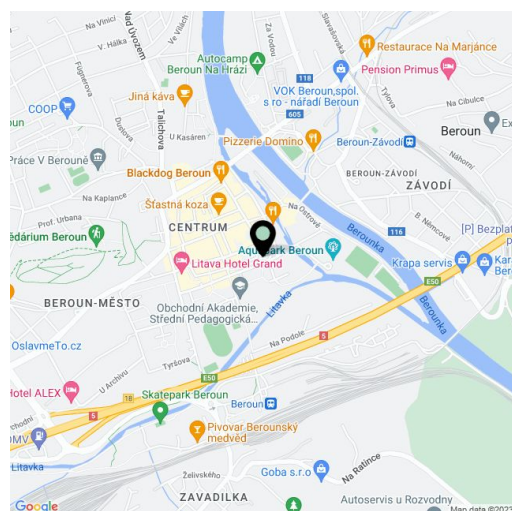
This new high standard apartment, with the possibility of buying a parking space, is being built in the premium BERLITA residential project located in a quiet place in the center of Beroun near the main square and several parks, just a few minutes by car or public transport from Prague. The apartment 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, 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 64,8 m², interior 60.62 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.



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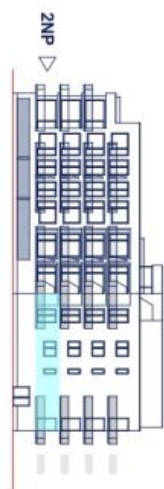


B.25

Dispozice: 2-KK
 Plocha bytu: 64,8 m²
 Podlaží: 2. NP

- 01. Chodba 3,93 m²
- 02. Komora 5,25 m²
- 03. Koupelna 4,07 m²
- 04. Obývací 31,89 m²
- 05. Pskoj 15,12 m²

Užitná plocha bytu 60,62 m²
 Podlahová plocha bytu 64,8 m²



Developed by: **VENUS**

Kata bytu: Sčítaná podlahová plocha jednotlivých apartmánů včetně balkónů, Developer si vyhrazuje právo na změny a upřesnění bez předchozího upozornění. Každý byt má vlastní vstupní dveře a správně řešené okna. Součástí každého bytu jsou také balkonové dveře. Přesné parametry jsou specifikovány ve výkresech.

Estimovaná prodejce: **svoboda&williams** | **CHRISTIE'S** INTERNATIONAL REAL ESTATE

Na Parkáně 2, 110 00 Praha 1, +420 272 222 281, +420 272 222 032, info@svoboda-williams.com

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