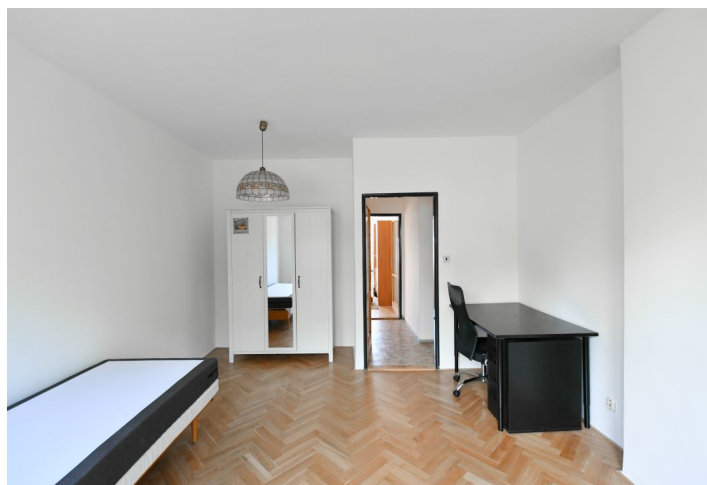




## Apartment Two-bedroom (3+1)

Sold

65 m<sup>2</sup>, Prague 6, Dejvice, Na Míčánce





## Apartment Two-bedroom (3+1)

**Sold**65 m<sup>2</sup>, Prague 6, Dejvice, Na Míčánce

|                  |                   |
|------------------|-------------------|
| Total area       | 69 m <sup>2</sup> |
| Floor area*      | 65 m <sup>2</sup> |
| Balcony          | 4 m <sup>2</sup>  |
| Parking          | -                 |
| Garage           | Yes               |
| Cellar           | Yes               |
| PENB             | G                 |
| Reference number | 40804             |

This bright and airy apartment with a balcony, views of the greenery, and parking in the garage is part of a smaller apartment building set on the southeast side of the green Hanspaulka residential area in the popular district of Prague 6 - Dejvice. Cooperative ownership, annuity paid.

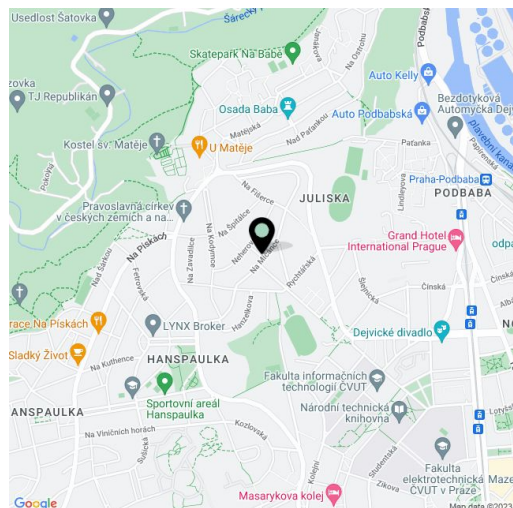
The floor area of the 1st floor apartment consists of a living room, a kitchen, 2 bedrooms with entrances to the **sunny balcony**, a bathroom, a separate toilet, and an entrance hall. In the living room with a kitchen, the windows are north-facing towards the **nearby greenery**; the balcony faces **southeast** and provides **beautiful views** of **Prague Castle** or **Petřín Hill**.

Facilities include **renovated parquet floors** and plastic windows with interior blinds. The apartment is in need of reconstructed. The unit comes with a **cellar storage unit** and 1/2 of a **double garage** located 100 m from the building, which is perfectly maintained and has nice common areas.

A supermarket, restaurant, and café are less than a 10-minute walk from the building. Only one bus stop away is a **Scioškola private school**, a state elementary school; a kindergarten is 3 minutes away. There are also several **sports venues** nearby, including the large **Juliska Sports Complex**. The bus ride to the **Hradčanská** metro station takes 7 minutes, and 3 minutes to the Zelená tram stop. The district has a distinctive atmosphere, full of architecturally interesting buildings and a wide range of nice places for walks, such as the **Baba lookout point** or the forest park in **Šárka Valley**.

Interior 65 m<sup>2</sup>, balcony 4 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.



# Apartment Two-bedroom (3+1)

Sold

65 m<sup>2</sup>, Prague 6, Dejvice, Na Míčánce

