



## Apartment Two-bedroom (3+kk)

Sold

70.6 m<sup>2</sup>, Prague 3, Žižkov, Pod Jarovem





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Total area	78 m <sup>2</sup>
Floor area*	71 m <sup>2</sup>
Balcony	7 m <sup>2</sup>
Parking	Garage parking space
Garage	Yes
Cellar	-
PENB	B
Reference number	43324

This modern apartment with a south-facing balcony is located on the 2nd floor of a five-story apartment building with an elevator and underground parking. The residence is part of a popular quiet district in Prague 3 in Jarov, close to a full range of services and the city center.

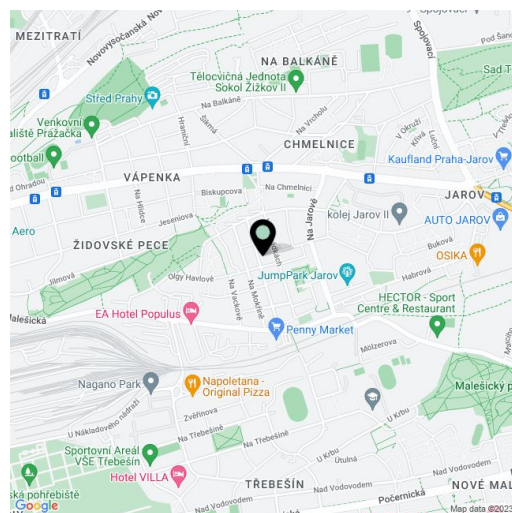
The area of the apartment is divided into a living room with a kitchen and a **south-facing balcony** with a view of the nicely landscaped **green courtyard**, 2 bedrooms, a **dressing room**/closet, a bathroom (with a bathtub and 2 sinks), a separate toilet and an entrance hall.

The residence was built in 2016; **an architect** prepared the designs for the interior during the construction. Facilities include plastic windows with motorized **exterior blinds**, laminate floors, Rako tiles, **Sapeli** interior doors, and security entrance doors. The kitchen is fully equipped with **Bosch** and Whirlpool built-in appliances (**induction hob**, microwave oven, oven, dishwasher), and built-in wardrobes in the bedroom were made by Indeco. Heating is remote. Residents of the building can use the **pram room**, **bicycle shed**, and **bicycle washroom**. The purchase price includes a **garage parking space**; there are also several reserved spaces for visitors in the garages. Access to the building is via a **chip**.

A pleasantly quiet part of Prague 3 Žižkov with plenty of greenery. The **Židovské Pece Park** and **Malešický Forest** are nearby and you can quickly walk to tram and bus stops with connections to the Želivského metro station in just 7 minutes. Full amenities are available close-by: schools, shops, restaurants, medical services and a pharmacy, as well as outdoor and indoor **sports fields**.

Floor area 70.6 m<sup>2</sup>, balcony 6.9 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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