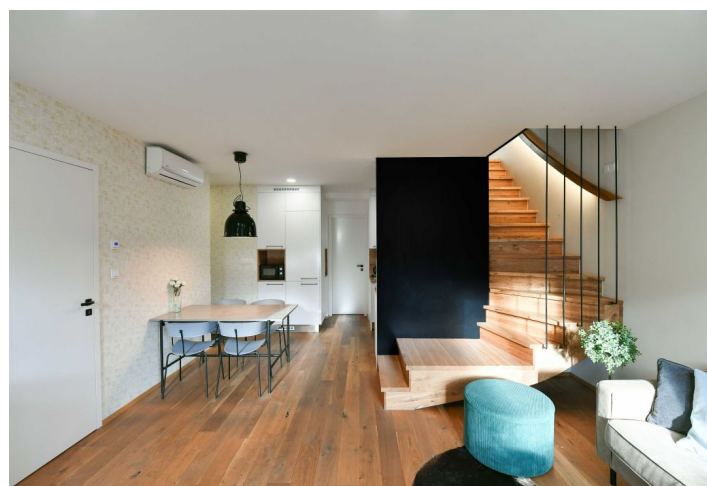
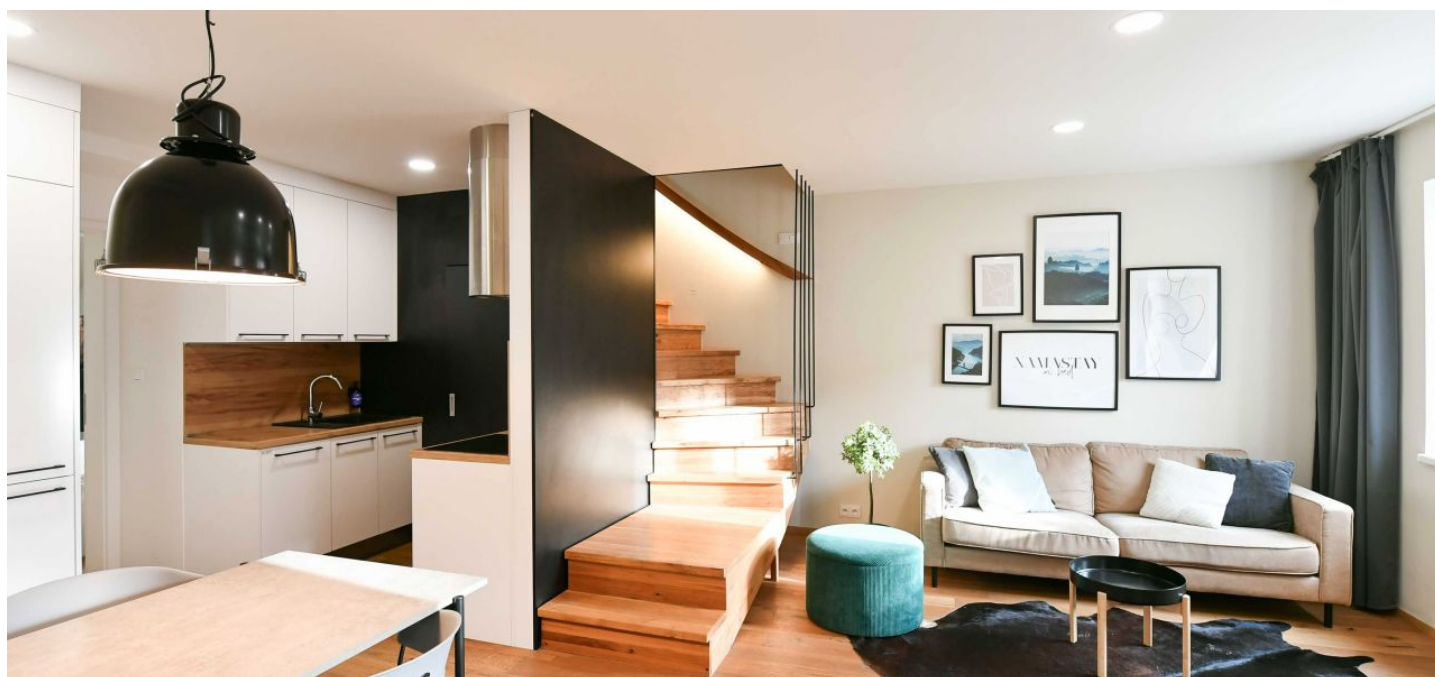




## Apartment Three-bedroom (4+kk)

€ 657 895 | CZK 16 500 000

92 m², Prague 3, Žižkov, Husitská





# Apartment Three-bedroom (4+kk)

€ 657 895 | CZK 16 500 000

92 m², Prague 3, Žižkov, Husitská

Total area	110 m²
Floor area*	92 m²
Terrace	18 m²
Parking	-
Cellar	-
PENB	G
Reference number	106616

This air-conditioned, fully furnished duplex apartment with a spacious south-facing terrace onto the courtyard is located in a renovated apartment building with an elevator. The brick building is located in the wider city center on the border of Žižkov, Karlín, and New Town.

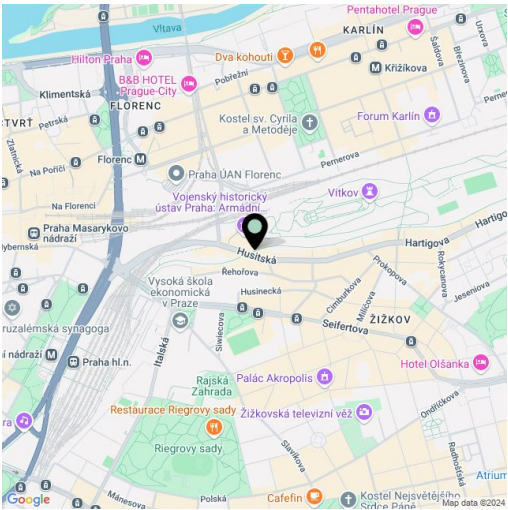
The entrance level (5th floor) has a living room with a kitchen, 2 bedrooms, a bathroom, a separate toilet, a utility room, and a hallway. The upper level contains a bedroom, a bathroom, and storage space. The bedroom leads to a sunny terrace.

The almost one-hundred-meter apartment was created by extending an attic in 2018, the reconstruction and renovation to its current form took place in 2020. Windows and floors are **wooden**, the rooms have **air-conditioning units**, heating is provided by a gas boiler. The purchase price includes **all interior furnishings**. The building is nicely maintained; **an elevator** leads to the mezzanines.

There are many cafes, restaurants, bistros, clubs, and shops in the immediate vicinity, the **Ponec Theater** or the **Jára Cimrman Žižkov Theater** are also nearby, and educational facilities including a **ScioŠkola** are within walking distance. There is a bus stop by the building, and a metro transfer station, tram stop, and **Florenc** bus station are also within walking distance. The location is made even more pleasant thank to the **large park on Vítkov Hill**, which has paths for pedestrians, cyclists, and inline skaters.

Floor area 91.8 m², terrace 17.9 m².

\* Size of the unit according to the Housing Act.  
The area consists of the sum total of the internal area of every room.





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