

## Apartment Three-bedroom (4+kk)

Sold

266 m<sup>2</sup>, Prague 6, Bubeneč, Eliášova



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Total area	292 m <sup>2</sup>
Floor area*	266 m <sup>2</sup>
Terrace	26 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	25605

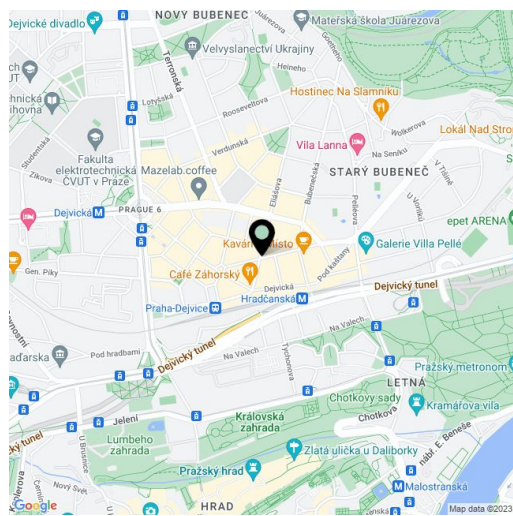
This spacious designer attic apartment with air-conditioning, infrared sauna and south-east terrace is located on the 5th floor of a beautifully renovated apartment building with a lift and a garden in the courtyard. The house is in a popular locality of Prague 6 - Bubeneč with excellent transport accessibility and full civic amenities.

The layout consists of an open kitchen with a dining area and a relaxation zone, just off of the spacious living room. There are also 2 bedrooms with large en-suite bathrooms, 3 bedrooms, a utility room and a large entry hall with a staircase to the terrace with a beautiful view of the green courtyard. The gallery can enlarge the living area.

Features include the above-mentioned **infrared sauna**, **wooden floors** and **windows**, full carpeting in the bedrooms, **heated floors** in the bathrooms, wooden terraces, fully equipped kitchen area (including induction cooker and dishwasher) and built-in wardrobes. Security provided by a security entrance door, alarm system, videophone, and secure entrance to the building. Gas heating boiler by Vailant. Parking is available in front of the building (residential zone).

The diplomatic district of Bubeneč is easily accessible from the center; the **Hradčanská** metro station and tram stops are only a few meters away. Several kindergartens and primary schools, including international ones, shops with local and foreign delicacies, pharmacies, renowned cafes, restaurants and bistros are in the vicinity, and **farmers' markets** are on the nearby Vítězné Square. Within walking distance is the **Prague Castle** complex and other surrounding monuments. The nearby **Letná** and **Stromovka** parks provide a lot of green space. Easy access to both the center and the airport by vehicle.

Interior 266.7 m<sup>2</sup>, terrace 26.6 m<sup>2</sup>.



\* 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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