

## Apartment Studio (1+kk)

Sold

36.2 m<sup>2</sup>, Prague 6, Dejvice, Wuchterlova



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Total area	36 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	25918

This studio apartment is situated on the 5th floor of a well maintained residential building without an elevator, located in a popular residential area just a few minutes' walk from the Prague Castle, a metro station, and tram stops with quick connections to the city center and to the airport.

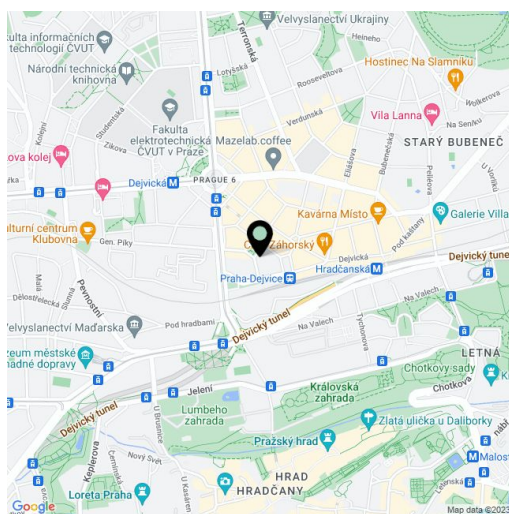
The interior consists of a living room with a kitchen and a sleeping area, a foyer, a closet, and a bathroom with a toilet and bathtub.

The apartment has just been completed and boasts new floating floors, plaster walls, sanitary ware, and a kitchen unit. There are also new wooden skylights. Heating is by a Vaillant gas boiler. The corner building is nicely maintained, and while there is no elevator, plans for its installation have been drawn up.

The building is located in a **popular residential area** with frequented restaurants and cafes, a university campus, and quick connections to the city center from the nearby Dejvická and Hradčanská metro stations and tram stops. The **Prague Castle** is a 15-minute walk away, and there are several **parks** nearby. A popular **farmers' market** is regularly held on Vítězné Square.

Interior 36.2 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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## WUCHTERLOVA 11 BYTOVÁ JEDNOTKA

ČÍSLO BYTU	3
PODLAŽÍ	6.NP
DISPOZICE	1+KK

TABULKA MÍSTNOSTI	
1.01 CHODBA	4,7 m <sup>2</sup>
1.02 SÁLNA	1,8 m <sup>2</sup>
1.03 KOUPELNA	3,7 m <sup>2</sup>
1.04 OBÝVACÍ POKOJ S KUCH. KOUPEM	25,4 m <sup>2</sup>
<b>CELKOVÁ OBÝVACÍ PLOCHA</b>	<b>35,6 m<sup>2</sup></b>
SPOLČENÁ CHODBA - POODL. 25%	0,6 m <sup>2</sup>
<b>CELKOVÁ PODLAHOVÁ PLOCHA</b>	<b>36,2 m<sup>2</sup></b>

! Prodejní smlouva je dle Účastnického zřízení o sdružení vlastníků bytových jednotek v bytovém domě, které je součástí této smlouvy. Projevíte-li některou z uvedených skutečností, je třeba smlouvu odstoupit a požadovat náhradu škody.