

## Apartment Studio (1+kk)

Sold

35.95 m<sup>2</sup>, Prague 5, Motol, Kudrnova



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Total area	41 m <sup>2</sup>
Floor area*	36 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Parking	-
Cellar	-
Service price	2 295 CZK monthly
PENB	G
Reference number	36916

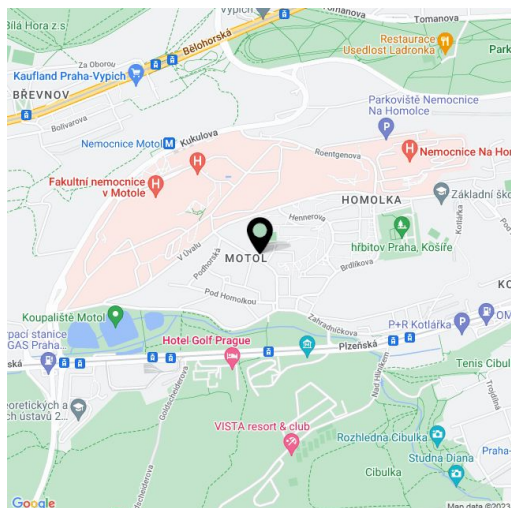
This studio apartment with a balcony is situated on the topmost 5th floor of a multifunctional building with an elevator located between a residential area and the Homolka housing estate.

The floor area of the unit is divided into a 20-meter living space with a kitchen and an adjoining **balcony**, a bathroom with a toilet, bathtub, sink, and window, and a large hall.

Facilities include floating floors, plastic windows with blinds, a basic kitchen, and a built-in wardrobe in the hall. Heating is central with remote control.

There is a grocery store right next to the building. Nearby is a pharmacy and a bus stop, from where you can get to the **Anděl** metro station within 10 minutes. The neighborhood is surrounded by a number of green areas, for example, **the Košíře-Motol Nature Park**, which also includes the Motol **swimming pool**. It is also not far from **Ladronka Park**.

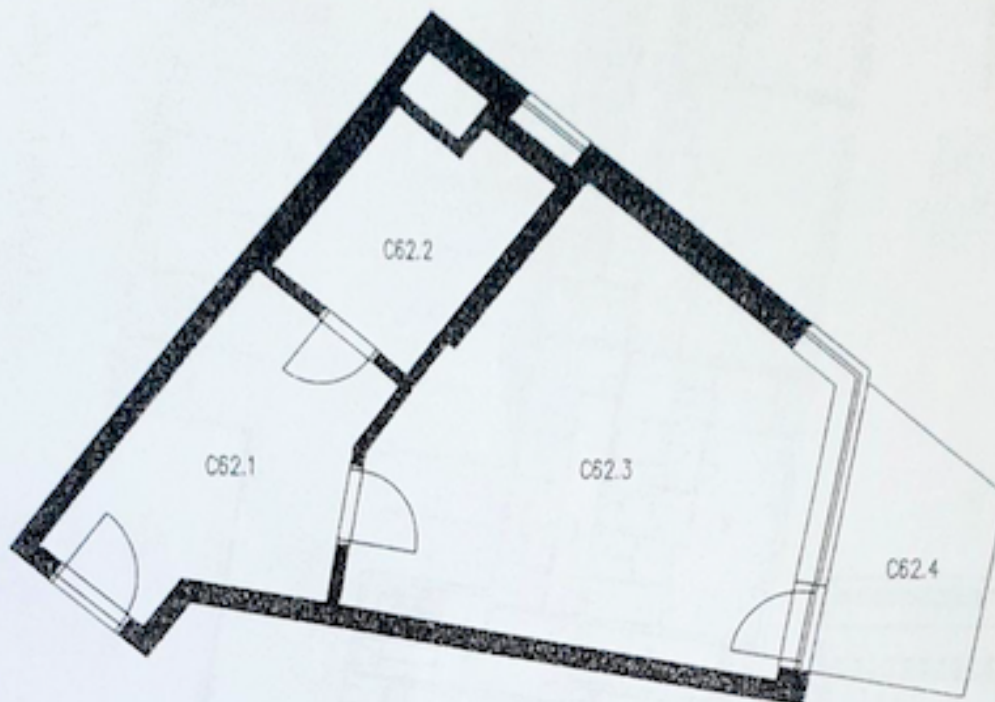
Total area 35.95, balcony 5.11 m<sup>2</sup>.



\* 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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Č.M.	NÁZEV MÍSTNOSTI	PLOCHA m <sup>2</sup>
C62.1	PŘEDSÍŇ	8,64
C62.2	KOUPELNA+W.C.	5,06
C62.3	OBÝVACÍ POKOJ	20,81
C62.4	BALKON	5,11
UŽITNÁ PLOCHA BEZ BALKONU		34,51
CELKOVÁ PLOCHA BEZ BALKONU		35,95