

Apartment Three-bedroom (4+kk)

Sold

105.4 m², Prague 7, Holešovice, U Uranie

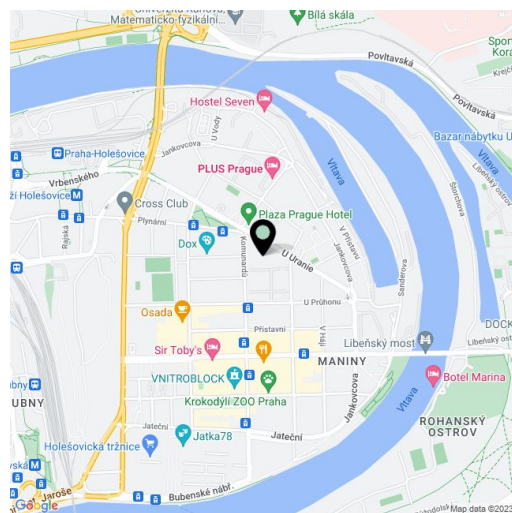


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Total area	119 m ²
Floor area*	105 m ²
Balcony	13 m ²
Parking	900 000
Garage	Yes
Cellar	Yes
PENB	B
Reference number	38846



* 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.

This modern, fully equipped corner family apartment with a large balcony and 2 parking spaces in the underground garage is located on the 2nd floor of a building in Holešovice that is part of a multifunctional complex created by the renowned CMC architects studio that was previously the first Prague burgher brewery founded in 1895.

The large living room with a dining area and open plan kitchen has access to a **south-facing balcony** overlooking the **garden**, which can also be accessed from the master bedroom with an en-suite bathroom (with a shower and toilet). There are also 2 rooms, a bathroom (with a bathtub and 2 sinks), a separate toilet, and an entrance hall.

The high standard facilities include **wooden floors**, wooden windows, electrically operated balcony shading, **window blinds** in the rooms facing the street, and **Venetian blinds** on the windows towards the garden, radiators with the possibility of control via an application, data distribution for internet, security cameras, a fully equipped kitchen with Whirlpool appliances, a **Jablotron** security system (including in the cellar), and electronic access to the building and all common areas. Heating is remote. The purchase price includes the interior equipment, a **cellar storage unit**, and **2 garage parking spaces** accessible by elevator. Residents can use a spacious pram room with bicycle parking, a room with a ping pong table, a **private garden**, and a children's playground.

This popular residential location with a complete infrastructure is located close to the city center near the Holešovice port. There are 2 kindergartens right next to the building; an elementary school and high school are within a 5-minute walk. It is close to shops, restaurants, and cafes, or to the **Holešovice Market**, as well as a **community garden**. Perfect accessibility is ensured by several tram lines, and metro stations (Nádraží Holešovice, Vltavská, or Palmovka) are only a few minutes away.

Interior 105.4 m², balcony 13.3 m², cellar 5.1 m².

In addition to regular property viewings, we also offer real time video viewings via WhatsApp, FaceTime, Messenger, Skype, and other apps.

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