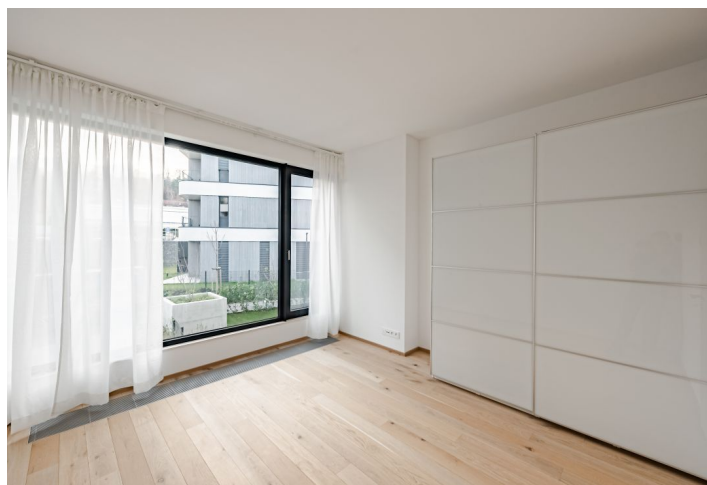
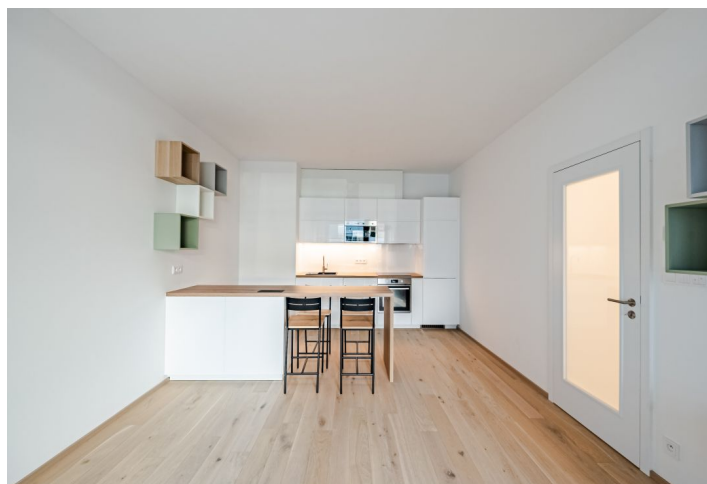




## Apartment One-bedroom (2+kk)

€ 1 356 | CZK 33 000

58.7 m², Prague 6, Veleslavín, Na dračkách





## Apartment One-bedroom (2+kk)

€ 1 356 | CZK 33 000

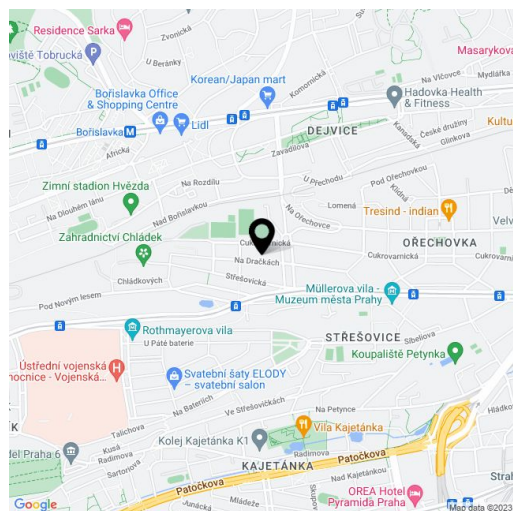
58.7 m², Prague 6, Veleslavín, Na dračkách

|                  |                                                                                                |
|------------------|------------------------------------------------------------------------------------------------|
| Total area       | 64 m²                                                                                          |
| Floor area*      | 59 m²                                                                                          |
| Loggia           | 5 m²                                                                                           |
| Parking          | Garage parking.                                                                                |
| Garage           | Yes                                                                                            |
| Cellar           | Yes                                                                                            |
| Service price    | Monthly deposit for services, water, and heating: CZK 7,500. Electricity is billed separately. |
| PENB             | B                                                                                              |
| Reference number | 100635                                                                                         |
| Available from   | Immediately                                                                                    |

This brand new 1-bedroom apartment with a south-facing enclosed balcony and garage parking is situated on the 1st floor of Maison Ořechovka, a high-quality contemporary residential complex with a 24/7 reception designed by the QARTA Architektura studio. Set in a premium location in the Ořechovka residential neighborhood in Prague 6, on the border of Střešovice and Dejvice, with plenty of greenery. Within easy reach of amenities, international schools (The Riverside School Junior High and ISP (International School of Prague)), and the airport. The project was awarded the Real Estate Project of 2020 prize in the category Best Project in the Czech Republic.

The apartment includes a living room with a fully fitted open plan kitchen and access to the **enclosed balcony**, a bedroom with a wardrobe, a bathroom (walk-in shower, toilet, bidet shower), a laundry/utility room, and an entrance hall with a wardrobe.

**Hardwood floors**, tiles, security entry door, automatic exterior blinds, washer/dryer, dishwasher, induction cooktop, video entry phone, **cellar**, pram and bike storage, security cameras. A **garage parking** space is included.



\* 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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58.7 m², Prague 6, Veleslavín, Na dračkách



|                                   |         |
|-----------------------------------|---------|
| 01 CHODBA                         | 7,3 m²  |
| 02 OBÝVACÍ POKOJ + KUCHYŇSKÝ KOUT | 26,1 m² |
| 03 KOMNATA                        | 2,1 m²  |
| 04 KOUPELNA + WC                  | 4,9 m²  |
| 05 POKOJ                          | 15,1 m² |
| UŽITNÁ PLOCHA BYTU                | 55,4 m² |
| PODLAHOVÁ PLOCHA BYTU             | 58,7 m² |
| 06 LODŽIE                         | 5,0 m²  |

BYT

