



Apartment Two-bedroom (3+kk)

€ 398 818 | CZK 9 689 285

89.88 m², Třeboň, Svobody



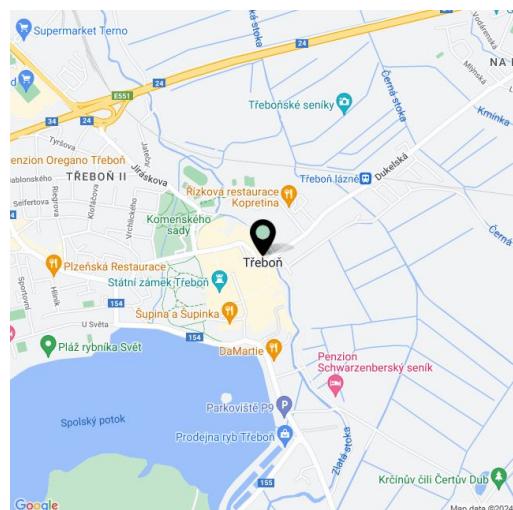


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Total area	100 m ²
Floor area*	90 m ²
Loggia	10 m ²
Parking	Parking space at extra cost
Garage	Yes
Cellar	Yes
PENB	B
Reference number	101831



* 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 2-bedroom apartment with two loggias is part of the Nová Cihelna project, which is currently being built on the site of a former brickyard that was founded in the 17th century, located in the picturesque spa town of Třeboň. Part of a UNESCO biosphere reserve, it lies in the middle of a romantic landscape, ideal for cyclists, fishermen, and lovers of wellness and relaxation. The apartment is suitable for permanent or recreational living as well as for investment purposes. Estimated completion 3Q/2027.

The area of the 1st floor apartment will consist of a living space with a preparation for a kitchen, 2 bedrooms, a bathroom, a separate toilet, a walk-wardrobe, and a foyer. The living room and bedroom will have access to a **west-facing loggias**.

The facilities include **underfloor heating**, large-format plastic windows with triple-glazed panes, quality vinyl floors, a security entrance door, **large-format tiles** in the bathroom, and **Grohe** sanitary ware in the modern dark shade of Hard Graphite. It is necessary to purchase a **parking space** and a **cellar storage unit**.

The Nová Cihelna residential project is located in a **quiet part of Třeboň**; it will be within walking distance of the **Aurora Spa** or the **beaches of Svět pond**. You can easily get to the uniquely preserved historic core of the town on foot or by bike. With a rich **spa tradition and lively food scene**, it's located in one of the most sought-after recreational places in the Czech Republic, excellently accessible by car, for example, via the D3 highway, but also by public transport (the train station is on the main railway corridor).

Floor area 89.88 m², loggias 5.08 m² a 5.09 m².



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NOVĀ CIHELNA

TŘEBOŇ

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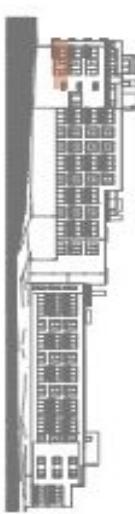
0 1m 2m 5m



Celková plocha	Podlahová plocha*	Užitná plocha**
8 Lodžie	5,09	83,30
9 Lodžie	5,08	89,88

Č.	Místnost	m ²
1	Předsíň	13,53
2	WC	2,41
3	Koupelna + WC	4,41
4	Komora	4,40
5	Obytná místnost s kuchyní	27,44
6	Ložnice	16,87
7	Ložnice	14,24

JEDNOTKA	DISPOZICE	PODLAŽÍ
2.16	3+KK	2.NP



*Užitná plocha je zde včetně vstupního prostoru typu.
**Projekční Nová Cihelna Třeboň je výhradně určena na zimní. Všechny měřítka
a informace jsou pouze orientační. Součástí souboru čáry by měly být výkresy
projektu a schéma využití všech ploch, protokol a vnitřní mapy všech vstupů do vlastního
nájemního bytu/2013 SD.