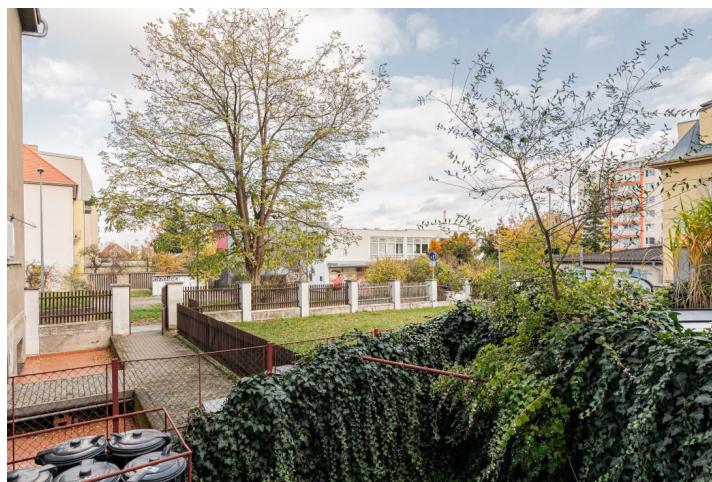




Apartment Studio (1+1)

Sold

35.9 m², Prague 4, Michle, Podle Kačerova

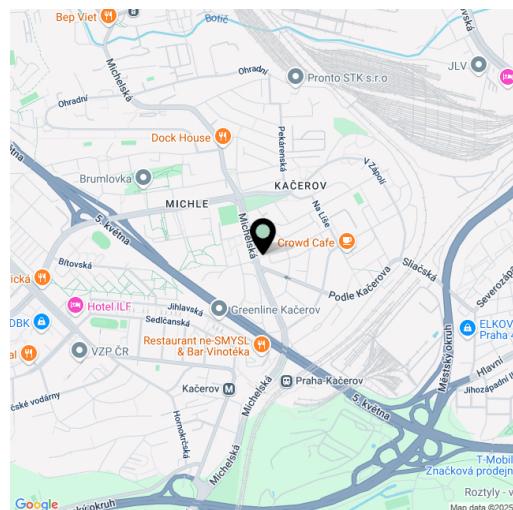




Apartment Studio (1+1)

Sold35.9 m², Prague 4, Michle, Podle Kačerova

Total area	36 m ²
Parking	-
Cellar	-
Service price	2 446 CZK monthly
PENB	G
Reference number	103413



* 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 quiet, nicely renovated apartment with green views is located on the elevated ground floor of an boutique brick residential building in Prague 4 – Michle, not far from Brumlovka, approx 6 minutes away from a metro station.

The efficient layout of this privately owned **wheelchair-accessible** apartment consists of a living room with space for built-in wardrobes, an entrance hall with a kitchen, and a bathroom. The apartment faces **northeast** toward a fenced, peaceful courtyard.

The apartment was **completely renovated in 2021**. **New additions** include laminate floors, a kitchen, a bathroom, and water, waste, and electrical installations. Wooden original windows and interior doors. Heating is electric, with **underfloor heating** in the hall and kitchen. The building, built in 1940-41, has been completely renovated. The **wiring and pipes were replaced**, the **roof and facade were repaired**, and new insulation was installed in March 2023. Parking is possible in the residential zone in the immediate vicinity of the building.

Nearby, there are shops, cafes, restaurants, medical services, schools, and a **sports center**. Almost by the building's doorstep is a bus stop that takes you to the Kačerov metro and train station in just one minute (on foot, it's about 6 minutes). Numerous bus lines also provide convenient direct connections to many parts of Prague, while the highway makes traveling by car even faster. Several smaller **well-maintained parks** are in the vicinity, and you can also walk to the expansive **Michelský Forest**. Another advantage is the proximity of the **DBK Budějovická** and **Arkády Pankrác shopping centers** and the Pankrác metro station, which will be a transfer point between lines C and D.

The apartment is currently rented with the possibility of extending the rental agreement.

Floor area 35.9 m².



Apartment Studio (1+1)

35.9 m², Prague 4, Michle, Podle Kačerova

Sold

Podle Kačerova

1	Vstupní místnost / Kuchyň	11,0 m ²
2	Koupelna	6,4 m ²
3	Obývací pokoj / Ložnice	18,5 m ²
Podlahová plocha		
35,9 m²		

