



## Apartment One-bedroom (2+kk)

€ 369 092 | CZK 8 980 000

39.16 m<sup>2</sup>, Jablonec nad Nisou, Harrachov



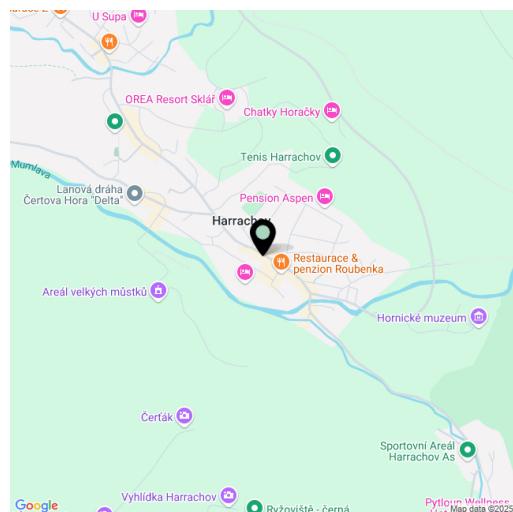


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Total area	48 m <sup>2</sup>
Floor area*	39 m <sup>2</sup>
Balcony	9 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	A
Reference number	108129



**This new apartment with a spacious southeast-facing balcony is located on the 3rd floor of the modern Corso Harrachov building, situated in the center of a renowned mountain resort, just steps from the cable car to Devil's Mountain. The resort offers top-tier services, making the apartment ideal not only for personal use but also for short-term rentals.**

The layout consists of a main living area with a preparation for a kitchen, a separate bedroom, a bathroom with a toilet, and an entrance hall. A balcony runs along the full length of the living room wall.

This energy-efficient building was completed in 2024 and offers a high standard of completion, including wooden floors, wooden paneling in the bathroom, flush veneered doors (the entrance door has security hardware), and Grohe bathroom fixtures in a Hard Graphite color. A storage unit and outdoor parking space can be purchased. Residents have access to a private wellness zone with a sauna and panoramic views, as well as a reception, lobby, café, with breakfast service, a game room, a children's play area, and ski and bike service facilities.

This excellent area offers ski-in access to the slopes or a connection to a cross-country ski trail network. Harrachov is home to a wide selection of restaurants and cafés—a renowned bakery, a grocery store, and a pharmacy are just a short walk away. The surrounding area features countless hiking paths and nature trails. The town is easily accessible. By car, it's about a 1.5 hour drive from the edge of Prague, and there is a direct bus connection with a stop close to the apartment.

Floor area 39.16 m<sup>2</sup>, balcony 9.17 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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