



Apartment Four-bedroom (5+kk)

€ 805 259 | CZK 19 600 000

108.3 m², Prague 5, Košíře, Plzeňská





Apartment Four-bedroom (5+kk)

€ 805 259 | CZK 19 600 000

108.3 m², Prague 5, Košíře, Plzeňská

Total area	119 m²
Floor area*	108 m²
Balcony	2 m²
Terrace	9 m²
Parking	-
Cellar	Yes
PENB	D
Reference number	108580

This new over 100 m² duplex apartment with a terrace and balcony facing the courtyard is located on the top floors of the soon-to-be-completed Plzeňská 171 residential project in Košíře. Final interior finishes can be customized according to the preferences of the future owner.

The entry level on the 5th floor includes a bedroom with access to a balcony , a second bedroom, a bathroom with a bathtub, toilet, and washing machine connection, and a staircase hall. The main living area is located on the upper floor, featuring a south-facing living room with a kitchen and access to a terrace, two additional bedrooms, a hallway, and a bathroom with a walk-in shower. The apartment also comes with a cellar, located in the basement of a fully renovated apartment building with an elevator.

The apartment will feature high-quality standards, including oak-effect vinyl flooring, historic-style panelled interior and entrance doors, La Ceramica Trust tiles and wall cladding, Grohe bathroom fixtures, and a KORADO heated towel rail. As part of the premium upgrade options available for an additional cost, buyers can choose three-layer wooden floors, tiles and wall coverings by Italian manufacturer Marazzi, and Hansgrohe faucets.

Košíře retains a community-oriented atmosphere with abundant greenery, kindergartens, elementary schools, and high schools. The neighborhood offers cafés, restaurants, shops, a supermarket, and the Kavalírka cinema. Natural areas such as the nearby Košíře-Motol and Skalka parks are complemented by the well-maintained Klamovka Garden with a gymnasium and children's playground. Excellent transport accessibility is ensured by a tram and bus stop just one minute from the building. The bustling Anděl district is reachable in 6 minutes by car or 10 minutes by public transport.

* 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.

The presentation includes visualizations.

Floor area 108.33 m², terrace 8.9 m², balcony 2.2 m², cellar.

Asking price already includes VAT at the statutory rate.



Apartment Four-bedroom (5+kk)

€ 805 259 | CZK 19 600 000

108.3 m², Prague 5, Košíře, Plzeňská

Byt 17

6. NP · mezonet
5+kk · 108,33 m²

6.1.1	Předsín	10,21 m²
6.1.2	Ložnice	13,30 m²
6.1.3	Pokoje	9,52 m²
6.1.4	Koupelna s WC	5,58 m²
7.1.1	Obývací pokoj s kuchyňským koutem	33,08 m²
7.1.2	Chodba	5,08 m²
7.1.3	Pokoje	12,22 m²
7.1.4	Pokoje	10,92 m²
7.1.5	Koupelna s WC	4,46 m²
Svislé konstrukce		3,96 m²
6.1.5	Balkon	2,59 m²
7.1.6	Terasa	8,36 m²
PODLAHOVÁ PLOCHA		108,33 m²

Pozice bytu
v rámci domu



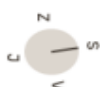
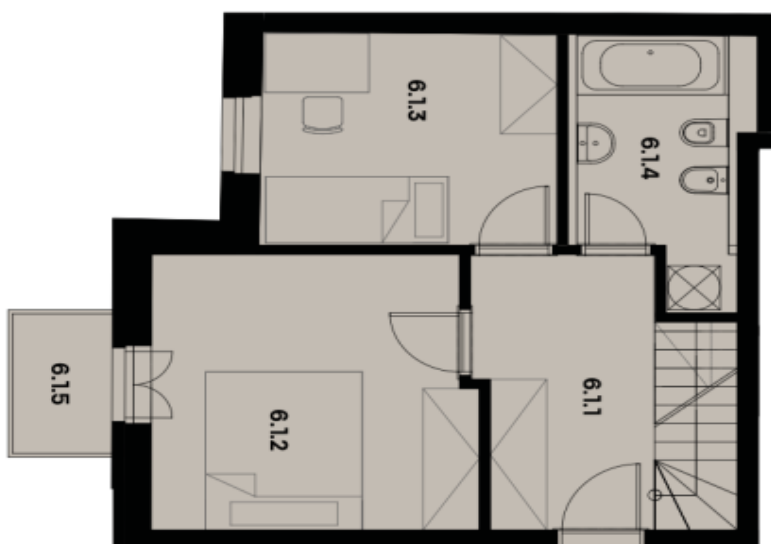
Umístění bytu
na patře



PLZEŇSKÁ



1. patro bytu





Apartment Four-bedroom (5+kk)

€ 805 259 | CZK 19 600 000

108.3 m², Prague 5, Košíře, Plzeňská

Byt 17

7. NP · mezonet
5+kk · 108,33 m²

6.1.1	Předstřih	10,21 m²
6.1.2	Ložnice	13,30 m²
6.1.3	Pokoje	9,52 m²
6.1.4	Koupelna s WC	5,58 m²
7.1.1	Obývací pokoj s kuchyňským koutem	33,08 m²
7.1.2	Chodba	5,08 m²
7.1.3	Pokoje	12,22 m²
7.1.4	Pokoje	10,92 m²
7.1.5	Koupelna s WC	4,46 m²
Svislé konstrukce		3,96 m²
6.1.5	Balkon	2,59 m²
7.1.6	Terasa	8,36 m²
PODLAHOVÁ PLOCHA		108,33 m²

Poloha bytu
v rámci domu



Umístění bytu
na patře



2. patro bytu

PLZEŇSKÁ

