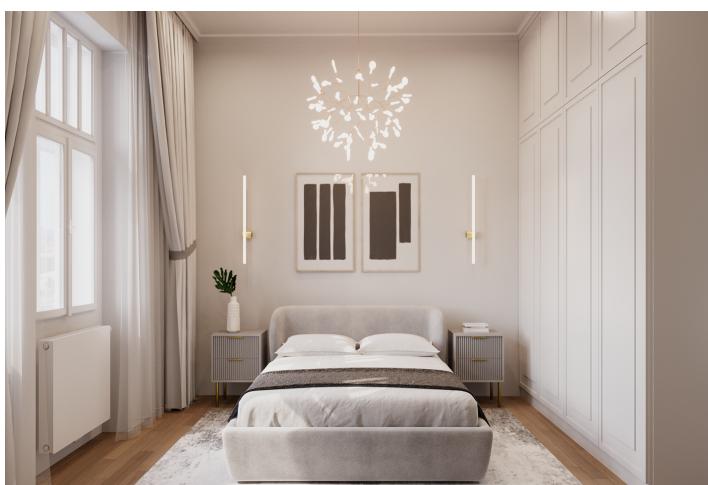
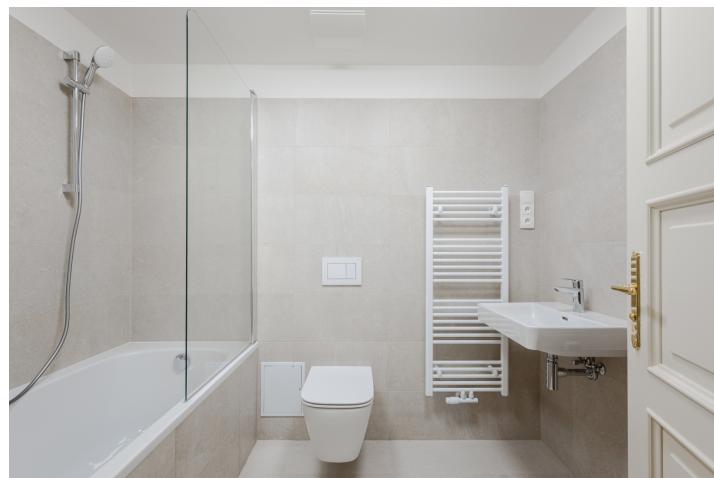
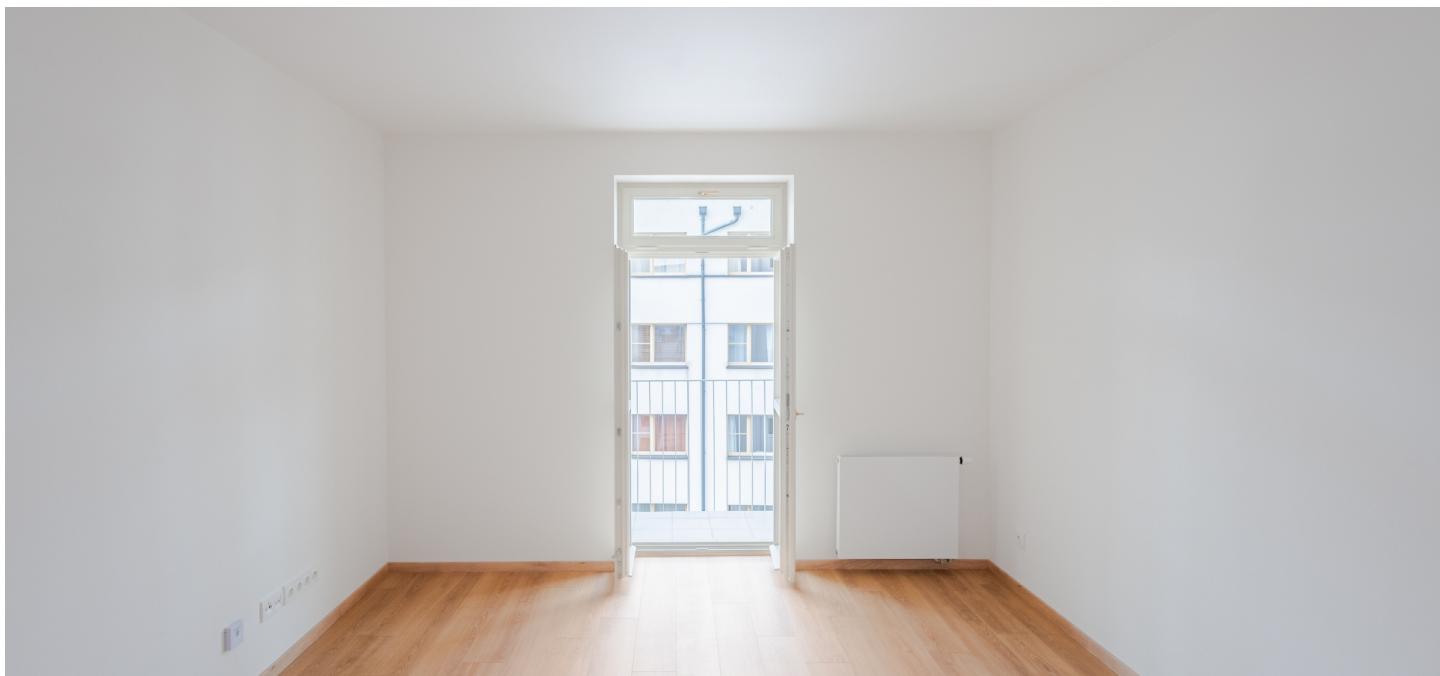




## Apartment One-bedroom (2+kk)

Sold

44.51 m<sup>2</sup>, Prague 5, Košíře, Plzeňská

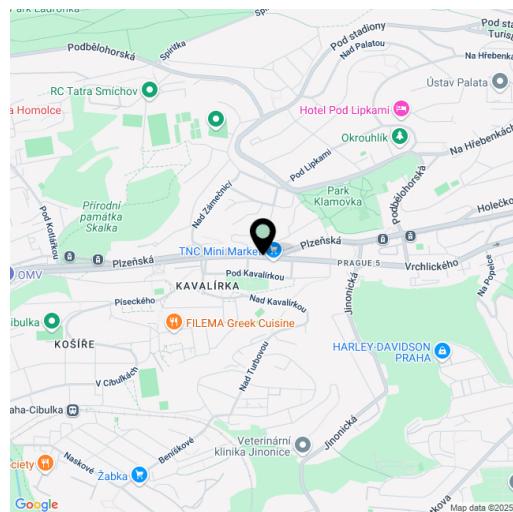




## Apartment One-bedroom (2+kk)

**Sold**44.51 m<sup>2</sup>, Prague 5, Košíře, Plzeňská

Total area	47 m <sup>2</sup>
Floor area*	45 m <sup>2</sup>
Balcony	2 m <sup>2</sup>
Parking	-
Cellar	Yes
PENB	D
Reference number	109330



\* 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 new one-bedroom apartment with a balcony facing the courtyard and a cellar is located on the 3rd floor of the soon-to-be-completed Plzeňská 171 residential project in Košíře.**

The layout of the apartment includes a **south-facing** living room with a kitchen and access to a **balcony**, a bedroom, a bathroom with a shower, sink, toilet, and washing machine connection, as well as an entrance hallway. The apartment comes with a **cellar** located in the fully renovated apartment building equipped with an **elevator**.

The apartment features 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.

**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.

The presentation includes visualizations.

Floor area 44.51 m<sup>2</sup>, balcony 2.2 m<sup>2</sup>, cellar.

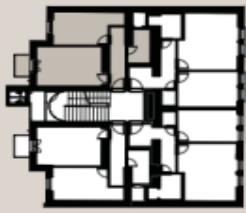
Asking price already includes VAT at the statutory rate.



## Apartment One-bedroom (2+kk)

Sold

44.51 m<sup>2</sup>, Prague 5, Košíře, Plzeňská

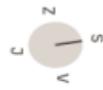
Pozice bytu  
v rámci domu

Uníštění bytu  
na patře

# Byt 9

4. NP · 2+kk · 44,51 m<sup>2</sup>

4.1.1	Předsíň	6,26 m <sup>2</sup>
4.1.2	Obývací pokoj s kuchyňským koutem	17,60 m <sup>2</sup>
4.1.3	Ložnice	13,42 m <sup>2</sup>
4.1.4	Koupelna s WC	4,66 m <sup>2</sup>
4.1.5	Svislé konstrukce	2,57 m <sup>2</sup>
PODLAHOVÁ PLOCHA		44,51 m <sup>2</sup>



PLZEŇSKÁ

