



Apartment Studio (1+1)

31 m², Prague 5, Smíchov, Holečkova

Sold





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Total area	31 m ²
Parking	-
Cellar	-
PENB	G
Reference number	109474

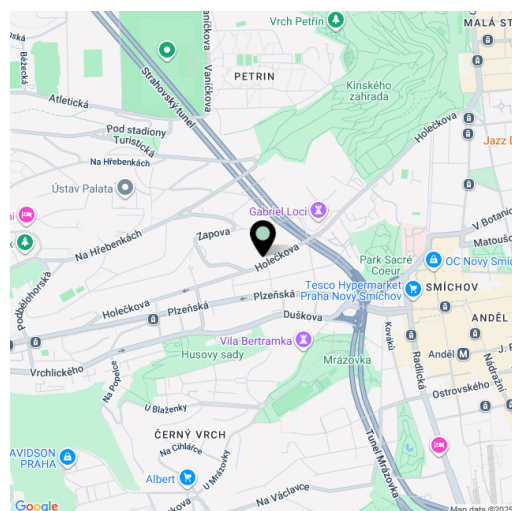
This fully furnished, renovated cozy apartment is located on the 1st floor of a classic brick residential building near the Anděl shopping and entertainment center in Smíchov and Sacré Coeur Park. The apartment is suitable both for personal residence and investment purposes.

The apartment's layout includes a kitchen with a dining area, a living room, a sleeping loft, a bathroom (with an asymmetrical bathtub), a toilet, and an entrance hall.

The apartment underwent a **complete renovation** in 2021. The windows are plastic, the living room floor is laminated floating flooring, while the bathroom, entrance hall, and toilet have tiled floors. The kitchen is fully equipped. Heating is provided by electric direct heaters.

The surroundings are full of restaurants and shops, and the **Nový Smíchov shopping center** is just a short walk away. The tram stop is only a few steps from the building, and the metro station is within comfortable walking distance. The area is enhanced by the **beautifully maintained Sacré Coeur Park** and **Kinsky Garden**, which connects to the **Petřín Gardens**.

Floor area 31.47 m².



* Size of the unit according to the Housing Act.
The area consists of the sum total of the internal area of every room.



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Table of rooms		
Number	Room	Area/m²
1	Kitchen	12
2	Living room	16
3	Bathroom	4

