



Apartment Two-bedroom (3+kk)

€ 604 544 | CZK 14 687 388

90.3 m², Prague 5, Smíchov, Svornosti





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Total area	94 m²
Floor area*	90 m²
Balcony	4 m²
Parking	-
Cellar	Yes
PENB	G
Reference number	110549

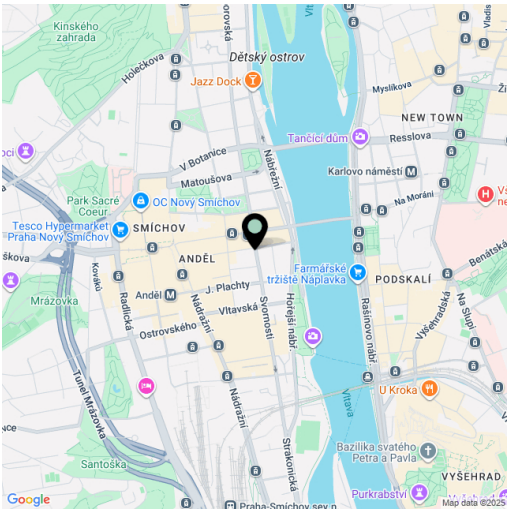
This three-room apartment with a balcony overlooking a quiet inner courtyard is on the 1st floor of the Svornosti Residence, located in the central part of Smíchov, within walking distance of the Anděl metro station, tram stops, and a wide selection of restaurants, cafés, and shops.

The unit is consists of a living room with a kitchenette, two bedrooms (one with access to a balcony), a bathroom with a bathtub, a separate toilet, a walk-in closet, and an entrance hall.

The windows and floors are wooden, and the kitchen is custom-designed and equipped with built-in appliances. Heating is provided by a central boiler. The common areas of the building feature refurbished original architectural and craftsmanship details. Each floor is connected not only by an exceptional historic staircase but also by a modern elevator.

Thanks to its proximity to the city center, metro station, and full civic amenities, Smíchov is one of Prague’s most sought-after neighborhoods. The area combines the historic charm of Art Nouveau buildings and theaters with modern shopping centers and office spaces, alongside a diverse selection of bistros, cafés, and bars. Near the five-star Nový Smíchov shopping center, you’ll find two multiplex cinemas and a wide range of restaurants, including the unique Manifesto Market gastronomic and social space.

Floor area 90.3 m², balcony 3.8 m².



* 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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No.	Name	Area / sqm
01	Living room + Kitchen	24,1
02	Bedroom	23,8
03	Bedroom	12,7
04	Bathroom	4,6
05	W/C	2,1
06	Hallway	13,2
07	Cloakroom	1,2
08	Storage room	1,6
Usable floor size		83,3
Total floor size		90,3
09	Balcony	3,8
Cellar		NO
Parking spot		NO

Apartment R-10

2 bedrooms

90,3 sqm

2nd floor



2nd floor