



## Apartment Two-bedroom (3+kk)

Sold

76 m<sup>2</sup>, Prague 4, Podolí, Sinkulova





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Total area	82 m <sup>2</sup>
Floor area*	76 m <sup>2</sup>
Balcony	6 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	-
PENB	G
Reference number	19225

**Bright apartment with balcony situated on the third floor of an unconventionally conceived emerging project with underground garage, located close to Vyšehrad and the Vltava River on a quiet street in a popular residential area of Prague 4 - Podolí. Comfortable living in a small, cozy residence by a popular design studio, which offers other units of sizes from 1-bedroom to 4-bedroom.**

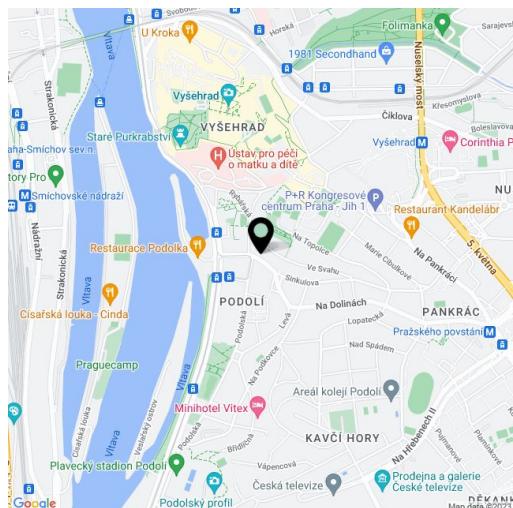
The layout of the apartment offers an open-plan living room with kitchen, dining area and balcony, 2 bedrooms, bathroom with bathtub, separate toilet and central hall.

All apartments are equipped to a **high standard** - wooden floors of bleached oak, large format wooden windows, sliding wooden doors/with internal hinges, bathroom appliances **Laufen, Grohe and Hüppe**.

The project is located in a **popular residential location** with full amenities and excellent access to the city center thanks to nearby Podolská vodárna tram and bus stops. In the surroundings you will find a nursery and primary school, indoor and outdoor swimming pools, tennis courts, agility park, rowing club, golf course in neighboring Hodkovičky, cafes, restaurants and **park directly related to the Vyšehrad gardens**.

Please contact us for the current list of vacant apartment units.

Interior 76.32 m<sup>2</sup> + balcony 5.59 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.