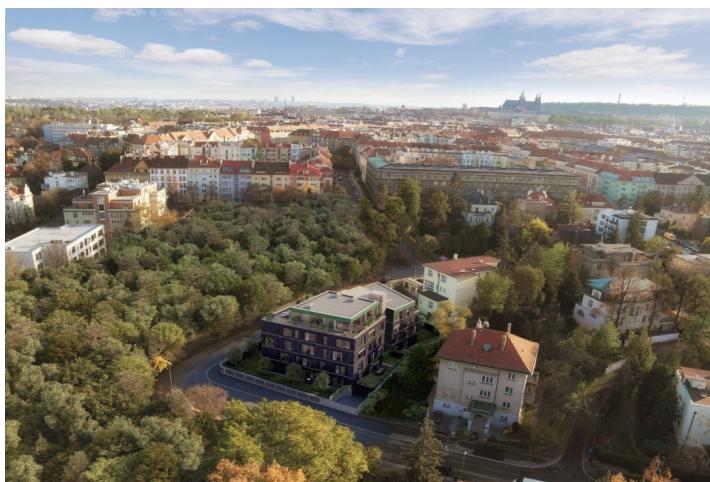




## Apartment Three-bedroom (4+kk)

202 m<sup>2</sup>, Prague 6, Bubeneč, Na Marně

Ask for price

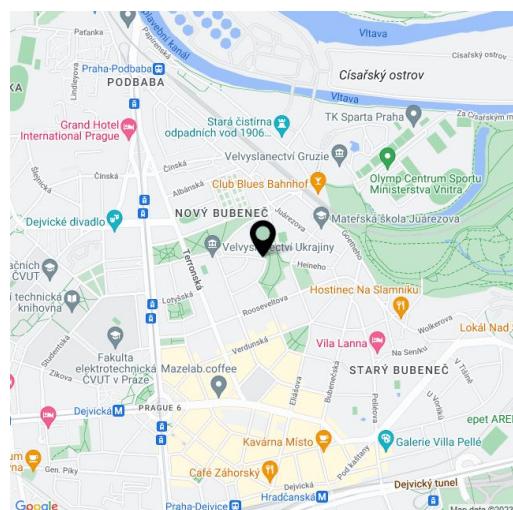




## Apartment Three-bedroom (4+kk)

**Ask for price**202 m<sup>2</sup>, Prague 6, Bubeneč, Na Marně

Total area	220 m <sup>2</sup>
Floor area*	202 m <sup>2</sup>
Terrace	18 m <sup>2</sup>
Garden	395 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	B
Reference number	19997



\* 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.

**Benefitting from a large private garden and floor-to-ceiling windows, this high standard 3-bedroom apartment is part of the Villa Atrium Bubeneč, a modern project consisting of two elegant buildings featuring only 10 residential units, set in a pleasant, quiet corner of the prestigious quarter of Prague 6. Timeless design, top quality fittings and a sought after address place these apartments among the best of contemporary housing.** Completion scheduled for the end of 2016.

Occupying the entire ground floor, the flat features a spacious airy living room with a kitchen and dining area, 3 bedrooms, 2 bathrooms, a storage room/utility room, guest toilet, and an entrance hall. All rooms have access to the large garden via terraces.

Equipment to include **air-conditioning**, **Bauwerk oak parquet flooring**, **Porcelaingres tiles**, **triple-glazed aluminum windows**, aluminum shutters with electric control, **Dornbracht**, Hüppe or Laufen bathroom fixtures, underfloor heating, interior doors with internal hinges, security door, videophone. Benefitting from the layout with mostly only one apartment occupying each floor, the residence will provide maximum comfort and privacy. **The purchase price of each unit includes a cellar and up to 3 garage parking spaces.**

Bubeneč rightfully belongs to the most popular of Prague's residential areas. In addition to the pleasant and peaceful atmosphere with a number of beautiful parks, such as the **nearby Královská obora Stromovka** and **Letná**, the location offers excellent connections to the city center (metro, tram) and easy access to the Letiště Václava Havla airport. Many quality nurseries, schools (including international ones), popular restaurants, cafes and sports clubs can be found just a few minutes from the house.

Interior 202.1 m<sup>2</sup>, terraces 18.1 m<sup>2</sup>, garden 394.7 m<sup>2</sup>, 2 garage parking spaces, basement.

August 2015 - Construction started



## **Apartment Three-bedroom (4+kk)**

202 m<sup>2</sup>, Prague 6, Bubeneč, Na Marně

**Ask for price**



VILLA ATRIUM  
BUBENEČ

**CODECO**  
REAL ESTATE  
DEVELOPMENT

ZÁHRADA POKRAČUJE



100

150

## VILLA ATRIUM BUBENEČ

Unesoucí symbol použitý orientační, zobrazený následkem vložení zadání kuchyně je ilustrací a nemůže být

A small yellow square is highlighted within a larger grid of white squares, representing a selected cell in a table or matrix.

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