



Apartment Two-bedroom (3+kk)

Ask for price

119 m², Prague 8, Karlín, Rohanské nábřeží





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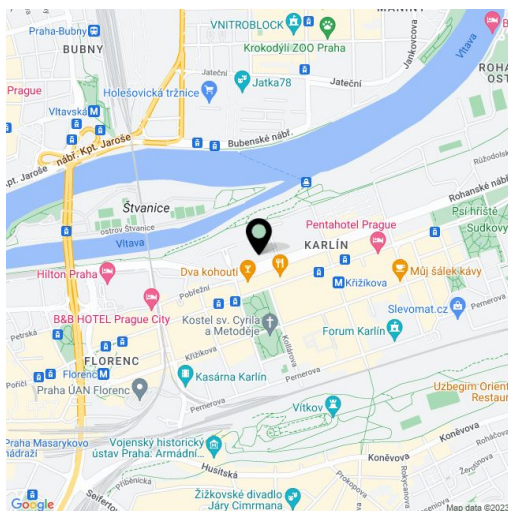
Total area	119 m²
Parking	2 garage parking spaces.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	20071

Quality equipped and designed by renowned architect Barbora Škorpilová, this 2-bedroom, 2-bathroom apartment on the 3rd floor of a modern residential complex by Safer Hájek Architects benefits from an on-site parking garage and services such as 24-hour reception, shops, café and a Japanese garden. Convenient location near the Vltava riverbank, in the middle of a swiftly developing area of Prague 8 – Karlín, just a stone's throw away from the Křižíkova metro station and main bus station.

The apartment consists of a living room with an open-plan kitchen, dining zone and French windows, 2 bedrooms (1 bedroom with en-suite bathroom), 2nd bathroom, additional WC and storage room. The stylish interior features **wood flooring** and tiles, wood windows, **designer elements** including lighting, bathroom equipment and a custom made kitchen. **2 garage parking spaces** and a **cellar** included in the purchase price.

Situated within easy reach of the center, with full amenities, just a few minutes walk from the Karlínské náměstí Square or Vítkov Hill. Tennis courts, number of fitness clubs, squash and restaurants nearby.

Interior 118.5 m², cellar 5.5 m².



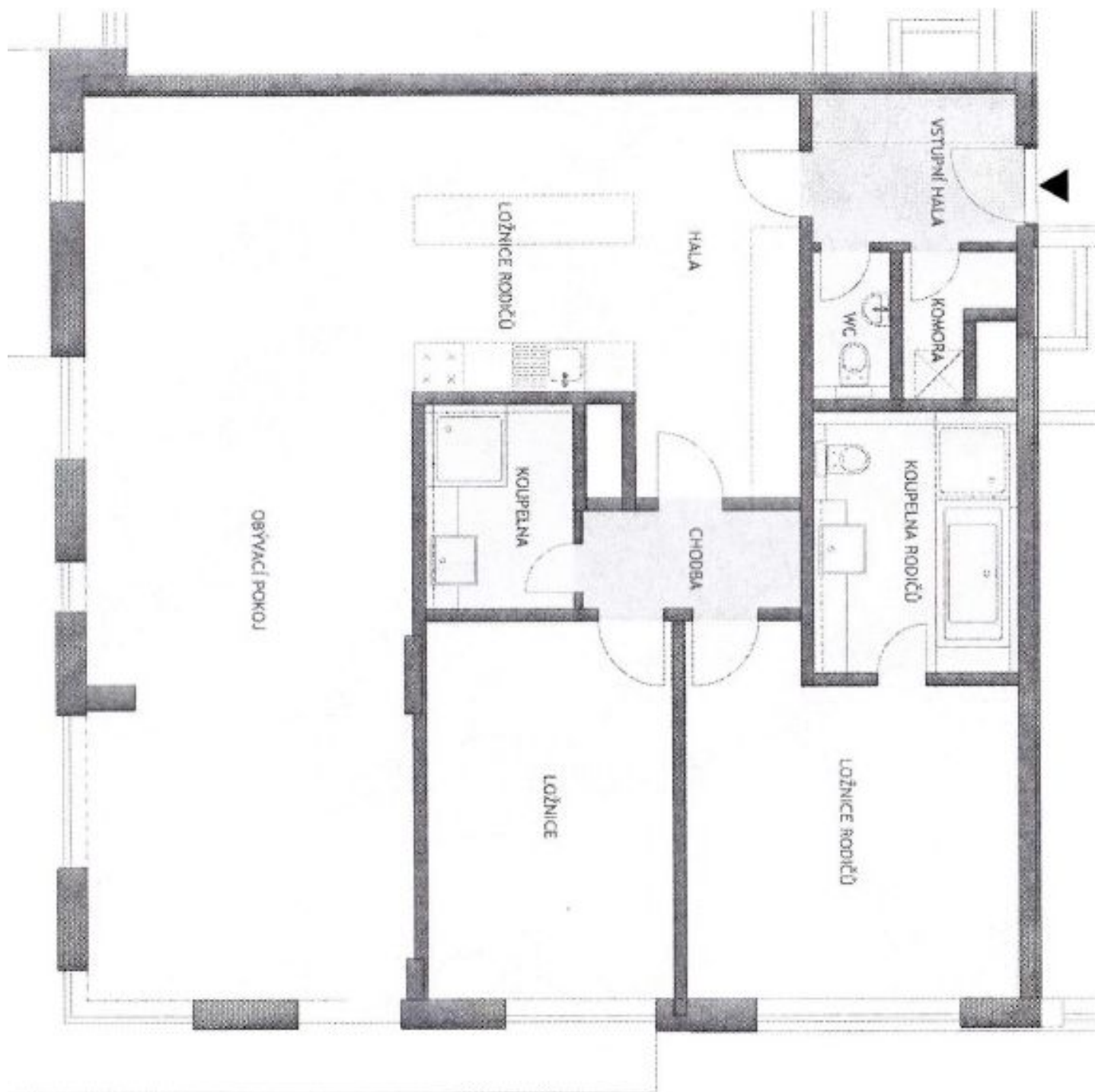
* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



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YSTUPNÍ HALA	4,9m²
HALA	9,9m²
CHODBA	3,6m²
WC	1,5m²
KOUPELNA	4,1m²
KOMORA	1,8m²
KOUPELNA RODIČŮ	6,9m²
LOŽNICE	13,9m²
LOŽNICE RODIČŮ	16,8m²
KUCHYŇSKÝ KOUT	6,4m²
OBÝVACÍ POKOJ	48,7m²

ČISTÁ PLOCHA BYTU	118,5m²
SKLEP č.69	5,5m²

CELKEM	124,0m²
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