



## Apartment Two-bedroom (3+kk)

Sold

133 m<sup>2</sup>, Prague 10, Michle, Brtnická



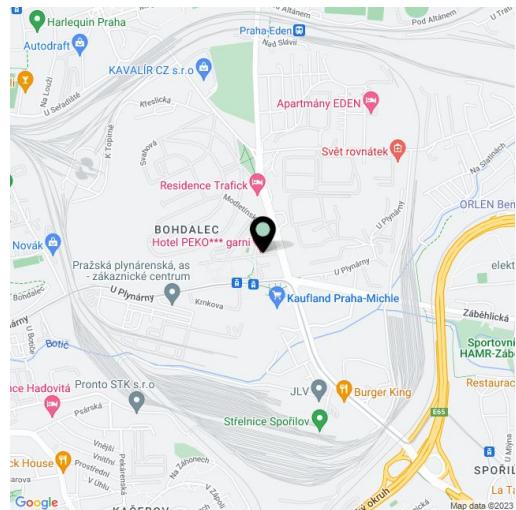


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Total area	133 m <sup>2</sup>
Parking	Garage in the neighbouring house at extra cost
Garage	Yes
Cellar	Yes
Service price	3 800 CZK monthly
PENB	D
Reference number	21830



\* 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.

**Boasting a fireplace and plenty of natural light, this cozy split-level attic flat is located on the 2nd and 3rd floors of a building on a quiet street near Bohdalec forest park, in a location with good amenities and excellent access downtown.**

The lower floor consists of 2 bedrooms, a bathroom with bathtub, separate toilet / utility room, and a hallway. The upper floor has an open-plan living room with kitchen, dining area and fireplace.

Loft conversion from 2004, the **lower floor of the apartment was renovated in 2013**. **Oak floorboards** and floating wood floors, ceramic tiles, Velux skylights and plastic windows, Jotul gas boiler, **wooden storage box** in the yard. There is also a common cellar in the house. No lift. **Garage parking space** next door.

The building is set on the foot of forested Bohdalec hill, one of the biggest green areas in Prague 4. Location with several playground and parks, with 15 minutes access to Karlovo náměstí (metro B) or I.P. Pavlova (line C). Within easy walking distance from the house you can find a supermarket, cafe, restaurants, kindergarten and Hamr sports center; the Eden shopping and entertainment center and other amenities are 5 minutes away by public transport.

Interior 132,8 m<sup>2</sup>.