



Apartment Three-bedroom (4+kk)

Sold

122 m², Prague 5, Hlubočepy, Pod Ateliéry



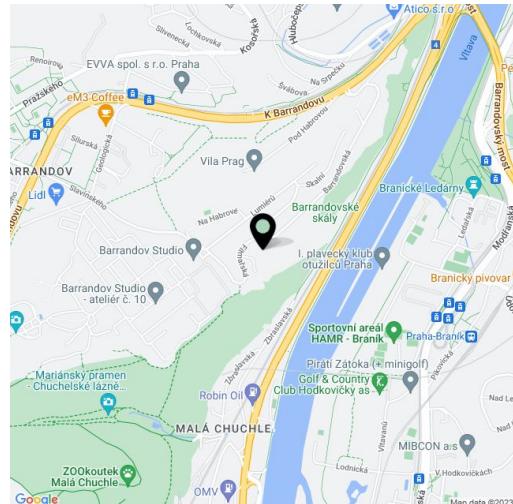


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Total area	132 m ²
Floor area*	122 m ²
Terrace	10 m ²
Garden	51 m ²
Parking	Garage or outdoor parking space at extra cost
Garage	Yes
Cellar	Yes
PENB	B
Reference number	22425



* 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.

This modern apartment with a spacious terrace and garden is part of the newly emerging intimate project, Barrandovská zahrada. Set in the lovely residential area of old Barrandov, the low energy residence will combine contemporary architecture and innovative design with the many benefits of a family house. The large plot, completely surrounded by tall trees, will be transformed into several private gardens followed by common areas, such as a children's playground, gazebo with stunning views of Vltava River valley, and a space for a campfire ring. Completion scheduled for Q4 2017.

The layout of this second floor apartment will offer a living room with a kitchen, dining area and terrace access, 3 bedrooms, 2 bathrooms, separate toilet, closet and hallway. The purchase price of the flat includes a **private part of the garden**.

Quality equipment of the flat will include heated, three-layer wooden floors, large format tiles in natural stone finish, **doors with concealed hinges**, large windows, faucets in black or white color. The client can also choose atypical design elements such as brushed wood floors, stone tiles, veneer interior doors and faucets in a copper finish. In addition, each client can use **up to 5 hours of consultation with renowned Jestico + Whiles designers**, included in the purchase price. Extra storage space provided by **cellars**, possibility to purchase a **garage or outdoor parking space** at extra cost.

The project is set in a unique location, in the middle of the original residential area of old Barrandov. The plot is directly adjacent to the top part of the Barrandov rocks, followed by the vast Chuchelský háj grove. However, complete amenities are just a stone's throw away, as well as a public transport stop and connections to the most important main roads and highways.

Interior 121.7 m², terrace 10.3 m², garden 50.5 m², cellar 2 m².



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LEGENDA MÍSTNOSTÍ

Název	Plocha (m ²)	Podlaha
VSTUPNÍ HALA	15,70	dřevěná
ŠATNA	7,90	dřevěná
KOMORA	3,30	keramická
OBÝVACÍ POKOJ	28,00	dřevěná
KUCHYŇ	13,90	dřevěná
KOUPELNA 2	4,75	keramická
LOŽNICE	14,50	dřevěná
WC	2,00	keramická
POKOJ 1	9,50	dřevěná
POKOJ 2	10,80	dřevěná
KOUPELNA 1	4,00	keramická
ČISTÁ PODLAHOVÁ PLOCHA	114,35	
PODLAHOVÁ PLOCHA K ZASTAVĚNÍ	121,70	
VENKOVNÍ PLOCHY		
TERASA	10,30	dřevěný rošt
ZAHRADA	50,5	trávník
OSTATNÍ		
SKLEP	2,00	stérka