



Apartment Two-bedroom (3+kk)

Sold

93 m², Prague 3, Žižkov, Pitterova



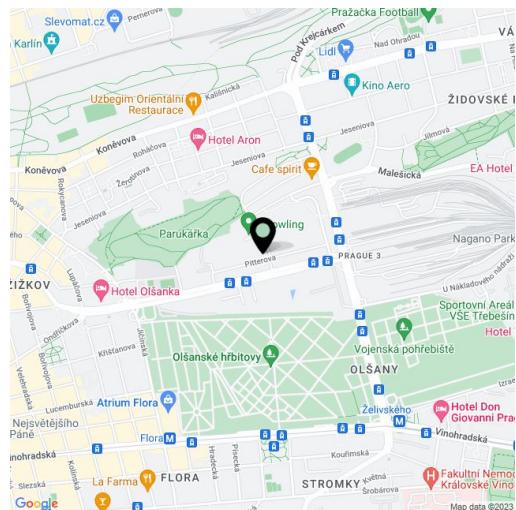


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Total area	123 m ²
Floor area*	93 m ²
Terrace	30 m ²
Parking	2 garage parking spaces
Garage	Yes
Cellar	Yes
Service price	8 000 CZK monthly
PENB	G
Reference number	26939



* 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.

Spacious apartment with two garage spaces and a southwest-oriented, illuminated terrace, which forms a gallery around the entire apartment and offers views of a private park in front of the house and Parukářka Park. Located on the 9th floor of a modern residence with reception.

From the entrance hall there is access to all the rooms in the apartment: to the utility room (with a washing machine connection) and to a separate toilet through the bathroom that adjoins the **bedroom**. Next through a glass door, you can enter a large, **thirty-five meter living room** with a partially separated asymmetrical **kitchen** and a **bedroom with an en-suite bathroom and walk-in closet**. All rooms have access to the balcony.

The kitchen is equipped with **BEKO** appliances, the countertop has an integrated sink without joints. Sanitary facilities are by **Duravit** and **Hüppe**, **Grohe** water taps, **Hansgrohe** shower set. The walls are decorated with **design wallpaper**. The floors in the living area and in the corridor are **wooden three-layered lamella**, while the other areas have **sintered floor tiles**. The bathrooms have **underfloor heating**. Heating is remote, there are **convector**s on the floor. The social areas are equipped with **air-conditioning**. Doors are made of wooden veneer, without frames. Security entrance door. Natural light is provided with large-size **wooden insulating Euro windows**, which can be completely covered by **outdoor electric blinds** located on the balcony railing, thus ensuring the privacy of the balcony. The house is guarded by a **reception** and a **camera system**, gates, entrances and common areas have **access with a chip**, the apartment has a **smoke sensor**. The entrance door of the apartment is secured by a doorbell with camera.

The **Central Park** residence, in which the apartment is located, was designed by the **A69 studio** and was awarded the **Grand Prix of Architects 2010 - National Architecture Award**. Nearby are cafes, groceries, playgrounds, kindergartens and basic schools, a medical center and other services. Tram stops with many connections are just a few steps from the house. The **Zelivského metro station** (line A) is two stops by tram.

Interior 92,66 m², terrace 30,43 m², cellar 7,37 m².



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JEDNOTKA / UNIT 202

Byt / Flat
3+kk / 2-bedroom
Objekt / Building
Podlaží / Floor

B2
9



Zobrazení je ilustrační, max. odchylka jednotky/místnosti ± 3 %.