



Apartment Four-bedroom (5+kk)

Sold

156.1 m², Prague 8, Karlín, Pernerova





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Total area	169 m²
Floor area*	156 m²
Loggia	13 m²
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	B
Reference number	28653

This spacious apartment with a loggia is part of a modern residence, which is located near the center in the sought-after district of Karlín, on the edge of a park and a short walk from a metro station and tram stops.

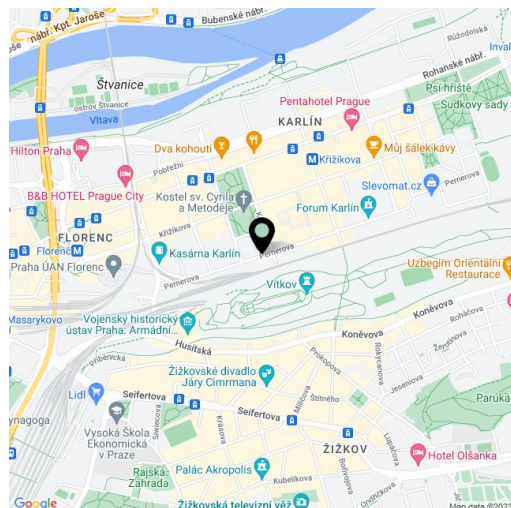
The apartment on the 6th floor, set in a building with preparation for reception and security, features a spacious living room with a kitchen and west-facing loggia. There are also 3 bedrooms (1 with ensuite bathroom), a bathroom, a separate toilet, walk in wardrobe, utility room and spacious entry hall.

The three types of interior standards offered (CITY/STYLE/PREMIUM) include, for example, **solid three-layer oak floors**, large-format tiles, large windows, high-quality bathroom sanitary facilities and fittings, alarm, security door and videophone. Currently, client changes can be made. **The purchase price includes a cellar, parking space is for extra cost.**

The dynamically developing district of Karlín carries elements of European cities. The area boasts an abundance of greenery, cultural centers, schools of all levels, shops, cars, bars, and restaurants offering culinary delights from all over the world. The **Křižíkova metro station** (line B) and tram stop are just a **few meters** from the building, making travel to the city center easy, fast and convenient (just a few minutes).

Final inspection is planned for December 2019.

Interior 156.1 m², loggia 12.85 m², cellar 4.38 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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PRAHA Rezidence

BYT 7.1. 5+KK | 7 NP

Č.M.	NÁZEV MÍSTNOSTI	PLOCHA M²
7.1.1.	PŘEDSÍŇ	8.66
7.1.2.	CHODBA	10.05
7.1.3.	OBYTNÝ PROSTOR + KK	40.02
7.1.4.	LOŽNICE	15.65
7.1.5.	KOUPELNA	4.09
7.1.6.	PRACOVNA	9.03
7.1.7.	ŠATNA	11.25
7.1.8.	LOŽNICE	16.03
7.1.9.	LOŽNICE	16.39
7.1.10.	KOUPELNA+WC	7.16
7.1.11.	WC	1.76
7.1.12.	KOMORA	4.66
	OSTATNÍ PLOCHY A PŘÍČKY	11.35
	CELKOVÁ PLOCHA BYTU*	156.1
7.1.20.	LODŽIE	12.85
571.	SKLEP	4.38



* Celková plocha bytu (včetně vstupu) podle údajů poskytnutých vlastníkem bytu. Plocha bytu je vypočítána na základě údajů poskytnutých vlastníkem bytu. Plocha bytu je vypočítána na základě údajů poskytnutých vlastníkem bytu.

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