



Apartment One-bedroom (2+kk)

Sold

58 m², Prague 5, Jinonice, Walterovo náměstí



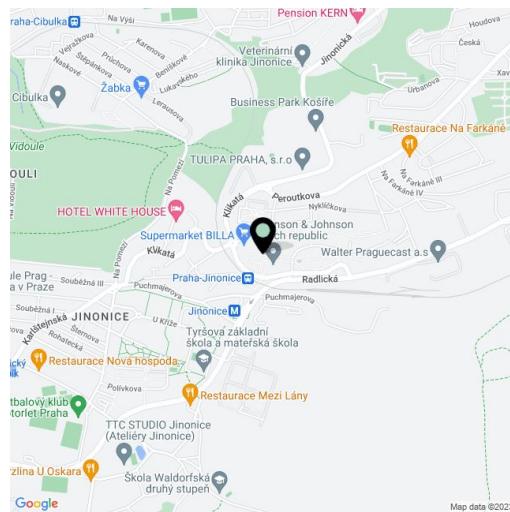


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Total area	66 m ²
Floor area*	58 m ²
Balcony	2 m ²
Loggia	6 m ²
Parking	-
Cellar	Yes
Service price	3 087 CZK monthly
PENB	B
Reference number	33846



* 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 fully and superbly equipped sunny apartment with a loggia and a balcony is located on the 6th (topmost) floor of a recently completed apartment building in the Waltrovka Residence project, which won the 2018 Real Estate Project of the Year award. This brand new modern residential area of Prague 5 offers a wide range of services and is within easy reach of the Anděl commercial and entertainment center and close to several large nature parks.

The corner living room with a kitchen offers plenty of light, access to the **east-facing loggia** and **south-facing balcony**, and views of one of the landmark buildings in the complex—Building W. From the hall with built-in wardrobes, a door leads to the bedroom with access to the balcony, a bathroom, and a living room.

The above-standard facilities include floating **wooden floors** with a quality insulation system, triple-glazed **wooden Euro-windows** with remote-controlled blinds, 210 cm veneered interior doors, security entrance doors, large-format ceramic tiles, touch-free control of kitchen lighting, **AEG** kitchen appliances, a washing machine, **Villeroy & Boch** and **Kaldewei** sanitary ware, a videophone, a smoke detector, and a preparation for air conditioning. The building has central heating. **The purchase price also includes complete interior equipment.** The building has an electronic entrance system.

There is a supermarket, cafes, restaurants, dry cleaning, medical facilities, a pharmacy, a post office, and a **two-hectare park** in the area. Schools of all levels, including the Faculty of Social Sciences, are within easy reach. Fast connections to the center are provided by the metro (from the nearby Jinonice metro station it's 6 minutes to Anděl and 1 minutes to Můstek), buses with a stop only 2 minutes away (Anděl in 8 minutes), or by train (the direct line to Hlavní nádraží takes 18 minutes). The location also offers great opportunities for sports activities and relaxation, especially in nearby **Vidoule Park** or **Prokop Valley**. There is also a golf course nearby.

Total floor area 55.4 m², balcony 2.4 m², 6.3 m² and cellar 2.6 m².



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0 m 1 m 2 m 3 m 4 m 5 m

