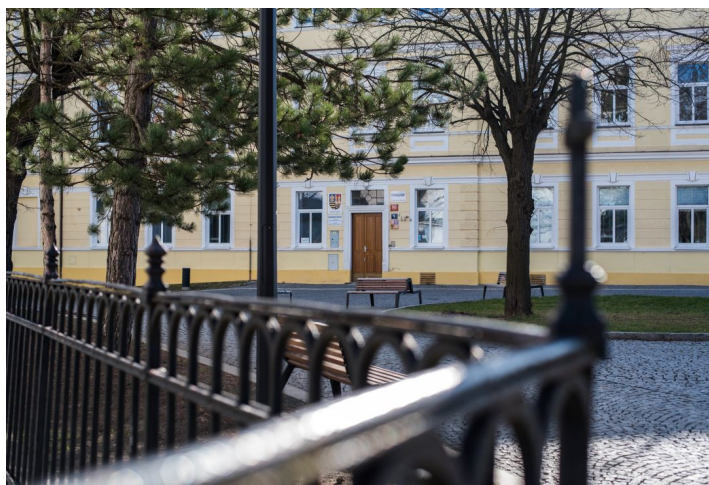




## House Four-bedroom (5+kk)

151 m<sup>2</sup>, Prague 9, Čakovice, Schollova

**Sold**



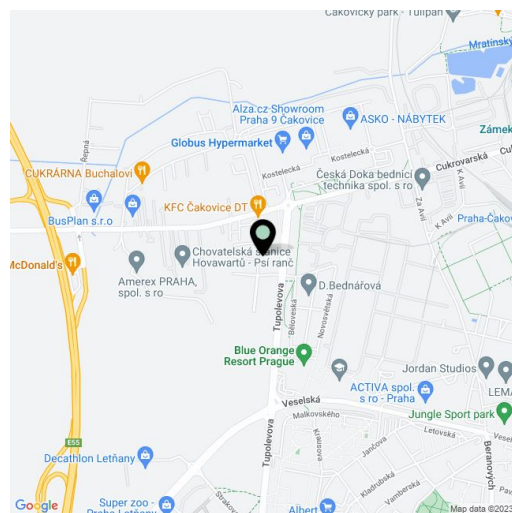


## House Four-bedroom (5+kk)

**Sold**

151 m², Prague 9, Čakovice, Schollova

|                  |                                             |
|------------------|---------------------------------------------|
| Plot             | 357 m²                                      |
| Foot print       | 99 m²                                       |
| Garden           | 205 m²                                      |
| Parking          | Garage parking space and place on the plot. |
| Garage           | Yes                                         |
| Cellar           | -                                           |
| PENB             | B                                           |
| Reference number | 37469                                       |



This elegantly designed corner family house with a garage is part of the new Na Pramenech terraced development emerging on the border of Čakovice, Letňany, and Ďáblice. The residential project, designed by architects Petr Kolář and Aleš Lapka from the ADR studio, combines proportionality, esthetics, and functionality, offering future residents maximum privacy, comfort, and the efficient use of space. The house will be completed in spring 2022.

On the ground floor, there will be a living room with an open plan kitchen, a dining room, and access to a terrace **connected to the garden**, a hallway with a closet, a toilet, and access to the **garage**. Upstairs, accessible from the staircase from the living room there will be a master bedroom with a preparation for an en-suite bathroom, 3 bedrooms, and a bathroom.

The house will be handed over with fully finished final surfaces (does not include the kitchen). The standard includes BARLINEK **wooden three-layer floors** (choice of 2 decors), RAKO EXTRA ceramic large-format tiles, plastic windows with micro ventilation, **insulated triple-glazed** panes, underfloor heating, and a preparation for window blinds, Laufen, Hansgrohe, Roltechnik, and Tece sanitary ware, and a preparation for an electrical security alarm. Heating and hot water will be provided by a gas condensing boiler with a retention tank. Parking is **in the garage and on an outside parking space** on the property.

The Na Pramenech project provides excellent civic amenities consisting of 2 shopping centers and small shops, endless opportunities for sports, good connections with the city center, and plenty of spaces for leisure and relaxation. Within easy reach are kindergartens and elementary schools, a high school, an indoor and outdoor swimming pool, a bike path, a skate park, or a multifunctional sports center. The location is made more pleasant by the nearby green spaces of the **Ďáblice Grove** and **Letňany forest park**. A metro station is a 5-minute bus ride away, and stops are in the immediate vicinity of the project. In one of the next phases of construction, a kindergarten and a playground will be built directly in the complex.

Total floor area 159.3 m², useable area 151.4 m², built-up area 98.7 m², garden terrace 13.2 m², garden 205.3 m², plot 357 m²

For more information about the project visit the website

[www.domynapramenech.cz](http://www.domynapramenech.cz).

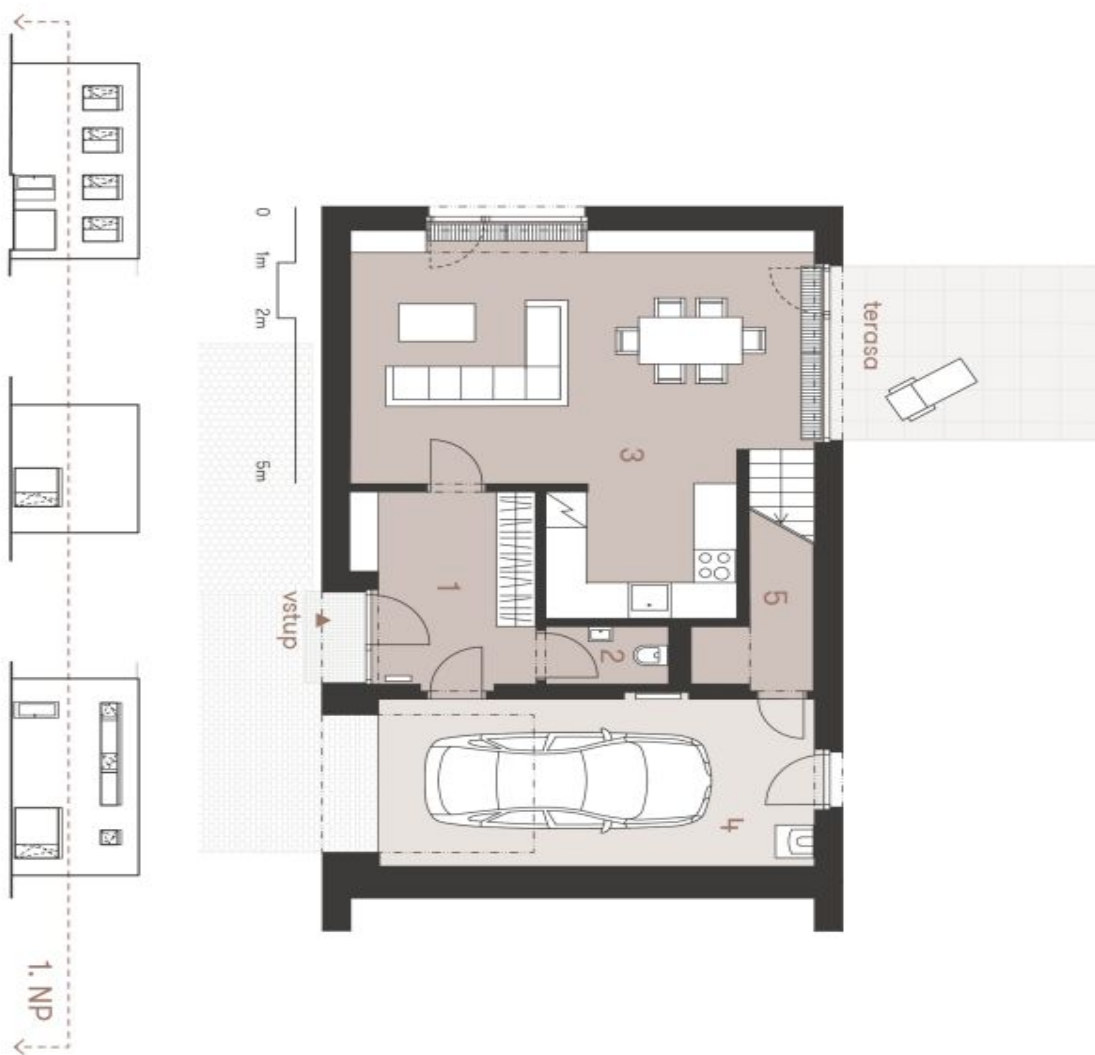


## House Four-bedroom (5+kk)

151 m², Prague 9, Čakovice, Schollova

Sold

NA PRAMENECH



Šedým písmem jsou domy představeny dispozicí řešené domy. Kurzýřský linka a nábýlek nejsou součástí dodávky domu, zřízení je zobrazeno pouze pro názornost. Specifikace pro kování, povrchové úpravy a rozahy výhledů je představena přílohou "Standard nemovitosti". Developer si vyhrazuje právo na změny a upřesnění bez předchozího upozornění.

P104 | 5+kk | 159,30 m²

Etapa III.



| č.                           | místnost                | m²     |
|------------------------------|-------------------------|--------|
| 1                            | zábveř                  | 9,43   |
| 2                            | wc                      | 2,00   |
| 3                            | obývací pokoj s kuchyní | 40,30  |
| 4                            | garáž                   | 20,60  |
| 5                            | komora                  | 3,17   |
| užitná plocha 1. NP          |                         | 75,50  |
| terasa                       |                         | 13,22  |
| užitná plocha domu celkem    |                         | 151,44 |
| podlahová plocha domu celkem |                         | 159,30 |

www.domynapramenech.cz

Developer  
bpd development

svoboda&williams | CHRISTIE'S  
INTERNATIONAL REAL ESTATE

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+420 257 328 281, +420 257 322 032  
info@svoboda-williams.com



## House Four-bedroom (5+kk)

151 m², Prague 9, Čakovice, Schollova

Sold

NA PRAMENECH



Šeděná plocha je domu představené dispozice řešené domu. Konkrétní linka a nábýtek nejsou součástí dodávky domu, což není je zobrazeno pouze pro názornost. Specifikace pro kování, povrchové úpravy a rozahy výhledů je představená přílohu "Standard nemovitosti". Developer si vyhrazuje právo na změny a upřesnění bez předchozího upozornění.

P104 | 5+kk | 159,30 m²

Etapa III.



| č.                           | místnost                 | m²     |
|------------------------------|--------------------------|--------|
| 6                            | chodba a schodiště       | 13,80  |
| 7                            | šatna (možnost koupelny) | 4,03   |
| 8                            | pokoj                    | 15,63  |
| 9                            | pokoj                    | 12,83  |
| 10                           | pokoj                    | 11,20  |
| 11                           | pokoj                    | 13,53  |
| 12                           | koupelna                 | 4,92   |
| užitná plocha 2. NP          |                          | 75,94  |
| užitná plocha domu celkem    |                          | 151,44 |
| podlahová plocha domu celkem |                          | 159,30 |

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151 m<sup>2</sup>, Prague 9, Čakovice, Schollova

Sold

NA PRAMENECH



P104 | 5+kk | 159,30 m<sup>2</sup>

Etapa III.



Situace

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NA PRAMENECH



P104 | 5+kk | 159,30 m<sup>2</sup>

Etapa III.



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Celková situace