



Apartment Two-bedroom (3+kk)

Sold

99 m², Ostrava-město, Moravská Ostrava, Masarykovo náměstí





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Total area	108 m ²
Floor area*	99 m ²
Loggia	9 m ²
Parking	Parking space at extra cost
Cellar	Yes
PENB	B
Reference number	40675

This bright apartment with a loggia and the possibility of purchasing a garage parking space is part of the unique **Nové Lauby** residential complex. This new project is being created right in the center of Ostrava near Masaryk Square with a fountain, within walking distance of a full range of services and a park. The estimated completion date is Q4 2023.

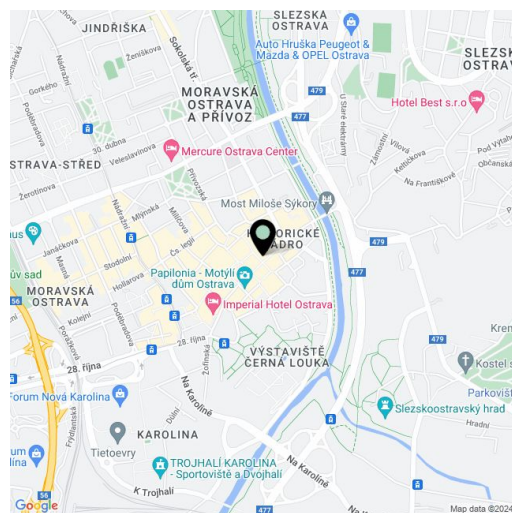
The layout consists of a living room with a preparation for a kitchen, two bedrooms, a bathroom with a toilet, a separate guest toilet, and an entrance hall. The apartment has a loggia.

The project was designed by the **renowned Znamení čtyř - architekti studio**. The new five-story building will be covered with **greenery**, and a **landscaped atrium** will be created in the complex's center. The interior is illuminated by large-format windows with aluminum or wooden frames and the standard of equipment is offered in two options. There is a possibility to buy a **parking space**.

The apartment complex will become a natural part of the historic center of Ostrava. In the area around Masaryk Square, you can enjoy cafes, restaurants, a shopping center, a museum, a cinema, or a library. Schools and the Antonín Dvořák Theater are a few minutes' walk away. Part of the city monument zone is the **large park on Černá Louka** and the Ostravice River is lined with **bike paths**.

Floor area 98,59 m², loggia 9.35 m², cellar 2.72 m². The visualizations are of an illustrative nature only.

For more information about the project, visit the website www.novelauby.cz



* 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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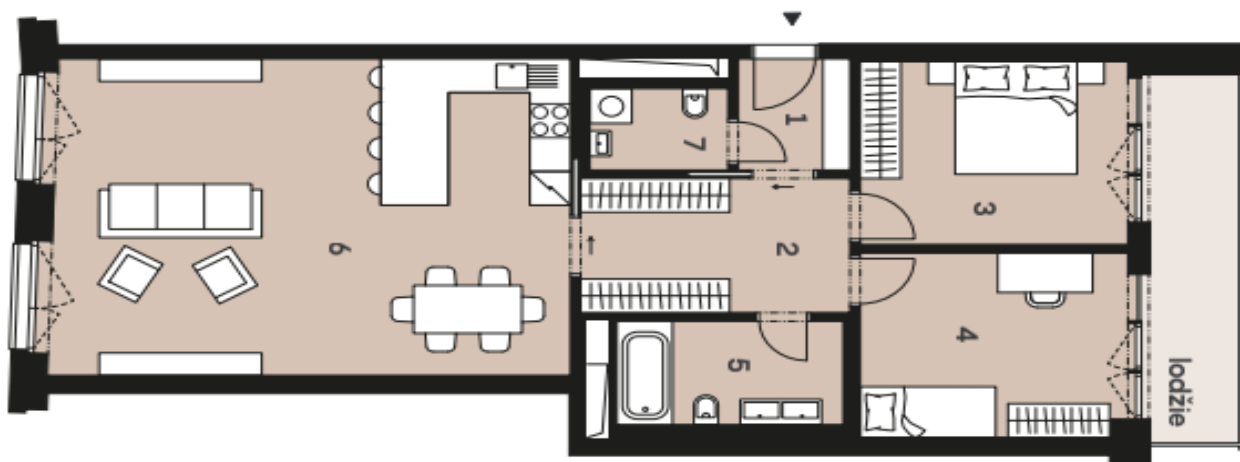
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Nové Lauby

Byt **3.D.01**

Dispozice	3+kk
Podlaží	3. NP
Vstup z ulice	Dlouhá
1 Zádveří	3,41 m ²
2 Halla	9,48 m ²
3 Pokoj	12,84 m ²
4 Pokoj	12,86 m ²
5 Koupelna s WC	6,03 m ²
6 Obýv. pokoj s kuch. koutem	43,90 m ²
7 WC	2,82 m ²
Užitná plocha	91,34 m ²
Podlahová plocha	98,59 m ²
Lodžie	9,35 m ²



Exkluzivní zastupení
svoboda&williams | CHRISTIE'S
INTERNATIONAL REAL ESTATE

*Projekt Nové Lauby s výhradou práva na změny. Všechny měřené hodnoty a informace jsou pouze orientační. Součástí kupní ceny bytu není nábytek. Celková podoba bytu je včetně podlahové a vnitřní rozvody sál od akce Nové Lauby 30.01.2023. Sd.

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