



Apartment One-bedroom (2+kk)

Sold

49.14 m², Prague 4, Nusle, U Družstva Život

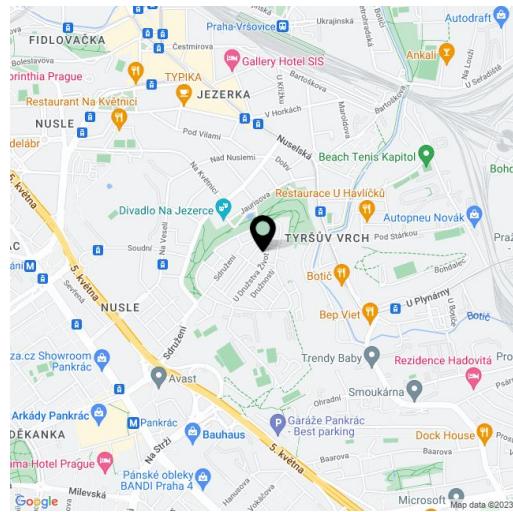




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Total area	49 m ²
Parking	-
Cellar	9 m ²
PENB	G
Reference number	41250



* 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 completely renovated apartment that is also suitable as an investment property is situated on the 2nd floor of a brick apartment building that stands on a side one-way street in Prague 4 Nusle near Jezerka Park.

The layout of the renovated apartment consists of a kitchen, a bedroom, an entrance hall, and a bathroom (with a bathtub and toilet).

During the reconstruction in 2016, the floors, stucco, wiring, bathroom, kitchen, and doors were replaced or repaired; windows are new plastic. The kitchen is fully equipped. Heating is by electric heaters; hot water by an electric boiler (if necessary, there is a gas connection in the apartment). The purchase price includes a **large cellar storage unit**. The building's common areas are maintained. It doesn't have an elevator, but residents can use the **common garden** in the courtyard.

In the vicinity of the building, there is a grocery store, a pizzeria, and a **theater**, while other services are within easy reach. A bus stop is about an 8-minute walk away. The Pankrác metro station (which will in the future be a transfer station for lines C and D) and a tram stop can be reached on foot in 15 minutes. The place is surrounded by **Jezerka Park**, and the **bike path** along the Botič Stream is a short walk from the building.

Floor area 49.14 m², cellar 9 m².