



Apartment Three-bedroom (4+kk)

€ 605 644 | CZK 14 862 500

106.53 m², Jablonec nad Nisou





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Total area	131 m²
Floor area*	107 m²
Terrace	19 m²
Loggia	5 m²
Parking	Possibility to buy a parking space
Garage	Yes
Cellar	Yes
PENB	B
Reference number	107165

This premium duplex apartment with a large southeast-facing terrace and a northwest-facing balcony is part of the modern ZORA Harrachov project, which brings a fresh perspective on mountain living. The popular resort, located amidst the beautiful nature on the border of the Jizera and Krkonoše Mountains, offers excellent skiing conditions in a modernized ski area that will allow skiing from December to April. The completion date is planned for Q3/2027.

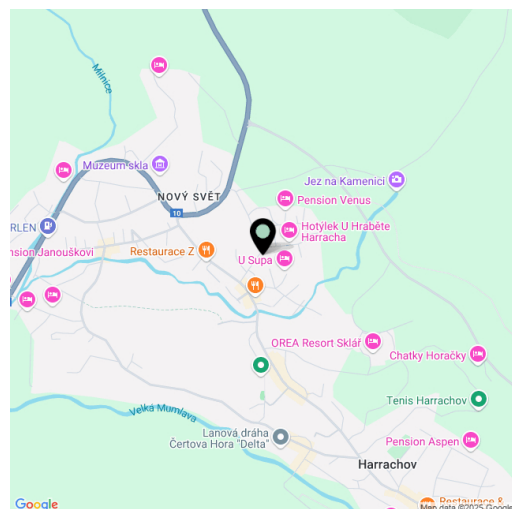
The entrance level (4th floor) consists of a living room with a preparation for a kitchen and access to a **spacious terrace**, a bedroom with an entrance to the **balcony**, a bathroom, a foyer, a pantry and a staircase to the attic. There are 2 bedrooms and a bathroom with a **bathtub**, and a separate toilet.

Facilities include **large French windows** with **aluminum frames**, wooden interior doors, vinyl floors, large-format tiles, **underfloor heating**, a **recuperation unit**, and a preparation for air-conditioning and shading. The price includes a **cellar**, and a **garage parking space** can be purchased. Residents will have access to a **spacious ski/bicycle storage room** and a **common room** with a kitchen.

The project is located near the **forest** in a **quiet part of Harrachov**. Thanks to the planned return of **international ski jumping competitions**, the entire resort is currently being gradually modernized. The rich offer of local activities is further expanded by the nearby **Polish Polana Jakuszycka sports complex**, the starting point of **cross-country trails** connected to the **Jizera Highway**. Harrachov is easily accessible, and the drive from the outskirts of Prague takes about an hour and a half. Direct bus connections are also available.

Floor area 106.53 m², terrace 18.78 m², loggia 5.25 m².

For a complete overview of the units and additional information, please visit the project's website at www.zoraharrachov.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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ZORA		HARRACHOV	
Byt A.505			
M4+Kk		5NP	BUDOVÁ
01	HALA	8,22E	
02	KOMORA	3,45E	
03	SCHODIŠTĚ	1,26E	
04	KOMORA	1,68E	
05	KOUPELNA	3,35E	
06	OBYTNÁ MÍSTNOST	31,62E	
07	POKOJ	11,61E	
10	CHODBA	2,78E	
11	KOUPELNA	5,72E	
12	WC	1,45E	
13	POKOJ	13,26E	
14	POKOJ	13,27E	

Užitná plocha: 97,70 m²

Podlahová plocha: 106,53 m²

08	LODŽIE	5,25
09	TERASA	18,78

Celková plocha: 130,56 m²

zoraharrachov.cz
+ 420 731 097 777
info@zoraharrachov.cz



MCHM, INC.



POLOHA BYTU



A 5. NP



Ročníkům PČJ, jednolínkových mistrů, jsou pouze orientální. Vytvářené zážitek v podobě vý-
slovních křehčích, jeho vlastní spolehlivost a jeho vlastní dovednosti. Rozsah dovednosti,
speciálně kontroly, povinnosti úpravy v vybavení, jsou spolehlivě standardem pro osobnost,
které je přehledu, šikovnosti o budoucí křehčích sílách. Vznikající mají pouze ilustrativní charakter.
Develope se tímto významně přetvořují, přetvořují, úpravy či doplnění tohoto prostého textu.

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