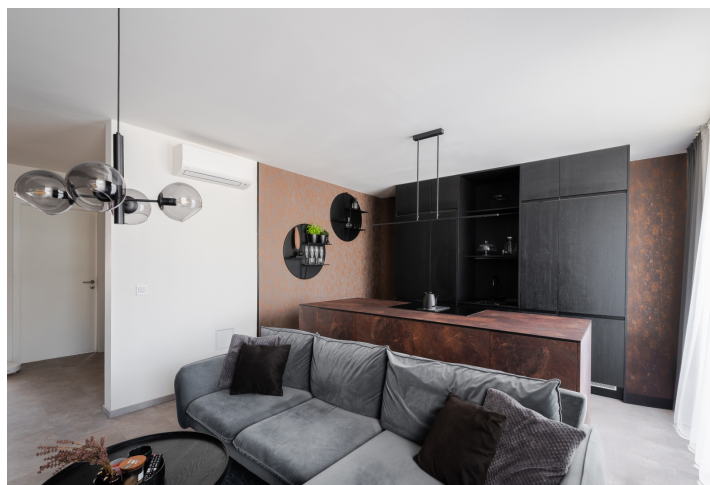




Apartment Three-bedroom (4+kk)

€ 674 295 | CZK 16 500 000

118.4 m², Prague 8, Libeň, V Zahradách





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Total area	133 m²
Floor area*	118 m²
Terrace	14 m²
Parking	-
Cellar	-
PENB	G
Reference number	108417

This fully and tastefully furnished air-conditioned apartment with a terrace and a loft occupies the top floors of a recently renovated building with an elevator. It offers quiet family living within quick reach of all amenities, including kindergartens and elementary schools, medical facilities, and public transport connections.

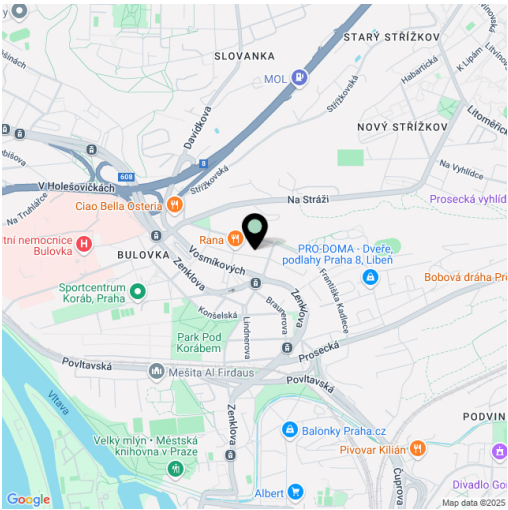
The entrance level of the apartment, located on the 4th floor, consists of a living room with a kitchen and access to a northwest-facing **terrace**, a dining area, two bedrooms, a bathroom with a shower, and a separate toilet. The upper floor, approved as an attic space, can be easily converted into a study or an additional bedroom.

The complete renovation of both the building and the apartment was finished in 2022. The windows are double-glazed plastic, the floors are vinyl, the apartment is equipped with **air-conditioning**, and heating is provided centrally. The **elevator** stops at the mezzanine level. Parking is available in the residents' blue zone in front of the building.

The quiet one-way street in the northern part of **Libeň** is easily accessible from the city center by trams, with the Vosmikových stop just 200 meters from the apartment. Within walking distance, you will get to a school, a kindergarten, a **city park with a children's playground**, several small grocery shops, restaurants, and the Bulovka University Hospital. The nearest green area for walks and outdoor activities is around the **Prosecké Rocks**, offering several scenic viewpoints over the city. Children will enjoy the nearby bobsleigh track by the **Máchalka vineyard**.

Floor area 118.4 m² (82.3 m² + attic 31.9 m²), terrace 14.3 m².

* 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.

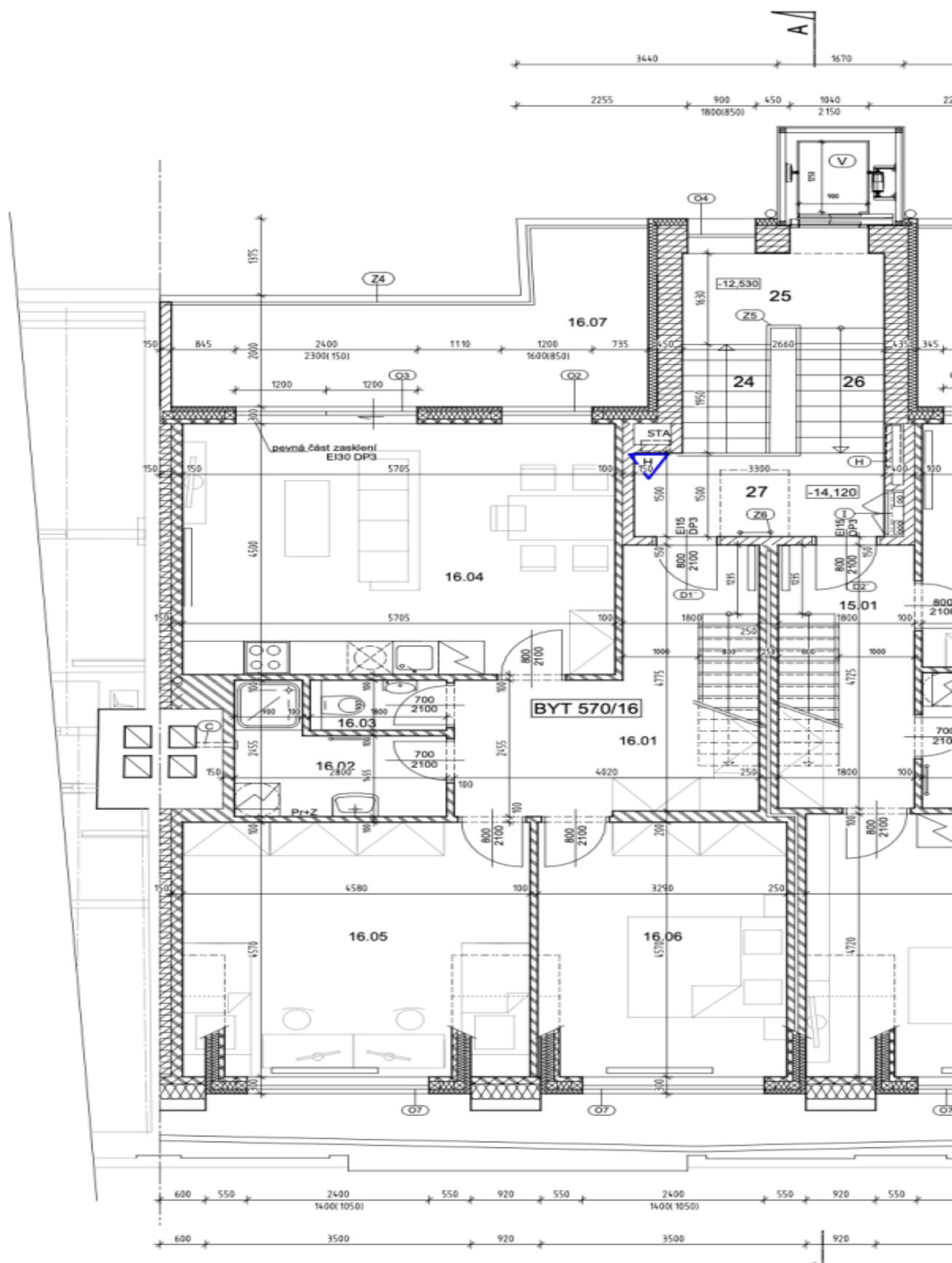




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