



House Five-bedroom (6+kk)

€ 1 123 145 | CZK 28 000 000

289 m², Prague 4, Braník, Korandova





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Total area	289 m²
Plot	808 m²
Foot print	117 m²
Floor area	283 m²
Balcony	6 m²
Parking	Garage
Garage	Yes
Cellar	-
PENB	G
Reference number	108183

This brick family house with a partial basement, in good structural condition but suitable for modernization, is surrounded by a large garden in a quiet location in a traditional residential district of Prague 4 – Braník, right next to the Hodkovičky forest park.

The house consists of a basement, a ground floor, a first floor, and an attic, making it suitable for multi-generational living. The upper floor features a south-facing balcony. On the plot, there is a garage and a brick outbuilding/workshop.

The brick house, built in 1960, has been gradually renovated. It features plastic windows, gas heating, and a wood-burning fireplace for added comfort. The flat, grassy garden offers a variety of possibilities for further use or development.

This peaceful and green residential neighborhood lies away from the noise of main roads while still providing all necessary amenities within easy reach. A primary school, supermarket, restaurants, a medical clinic, post office, and shopping center are all just a short distance away. The nearby large forest park is perfect for walks or cycling, and in the summer months, the Lhotka natural swimming pond offers a great place to cool off. Bus connections provide quick access to the metro and tram stops, and the Southern Ring Road (Jižní spojka) is easily accessible by car.

Usable floor area 289 m², built-up area 117 m², garden 691 m², plot 808 m².

