



Apartment Three-bedroom (4+kk)

Sold

132 m², Prague 4, Podolí, Na Vápenném





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Total area	149 m ²
Floor area*	132 m ²
Terrace	17 m ²
Parking	Separate garage
Garage	Yes
Cellar	Yes
PENB	G
Reference number	17739

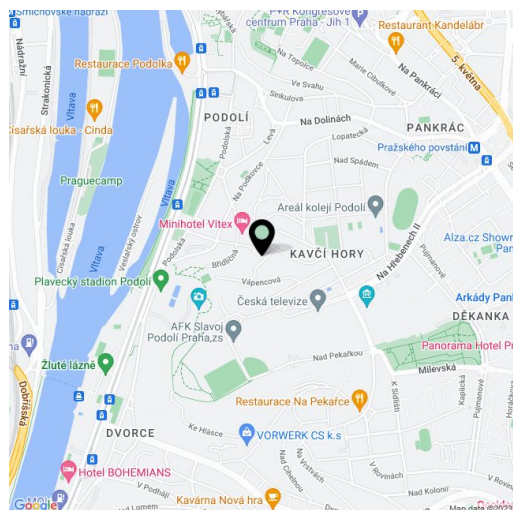
This nice airy apartment with a terrace and views of Hradčany, Vyšehrad, the Podolí Waterworks, and the Vltava River is situated in an apartment building from the 1920s with only 5 units. The building is located in a very quiet residential area in a neighborhood close to Kavčí Hory Park and the Podolí Swimming Pool.

The practical layout of the apartment covering the entire 2nd floor offers a spacious hall, a living room with a kitchen and a dining room with access to the southwest-facing terrace, 3 bedrooms, a bathroom (bathtub, sink, toilet), and a guest toilet.

The apartment has been reconstructed. It features oak floors and refurbished casement windows and doors. The bathroom was renovated in 2014. Heating is by central boiler located in the building's boiler room. The building is surrounded by a well-maintained garden with mature trees, which can be partially used. The apartment has a cellar and a separate large garage accessible directly from the street.

The location is full of greenery and boasts a full spectrum of urban amenities in the immediate vicinity. It is within walking distance of public transport links: the Kublov tram stop, from which you can get to the center and to the Karlovo náměstí metro station line B (5-minute ride), is close-by, and the Pražské povstání metro station is a 15-minute walk away. The place is perfect for fans of sports activities - it is near a popular bike trail along the Vltava River, a stadium with a swimming pool, or the Žluté lázně sports and relaxation complex.

Interior 132.3 m², terrace 16.83 m², cellar 2.55 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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