



Apartment One-bedroom (2+kk)

Sold

60 m², Praha 3, Žižkov, V Kapslovně





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Total area	63 m ²
Floor area*	60 m ²
Loggia	3 m ²
Parking	Garage parking place
Garage	Yes
Cellar	-
Service price	2 214 CZK monthly
PENB	G
Reference number	30837

This apartment with 2 loggias and a garage parking space is situated on the 5th floor of an apartment building set in a quiet location right next to a landscaped park and within easy reach of both public transport and urban amenities.

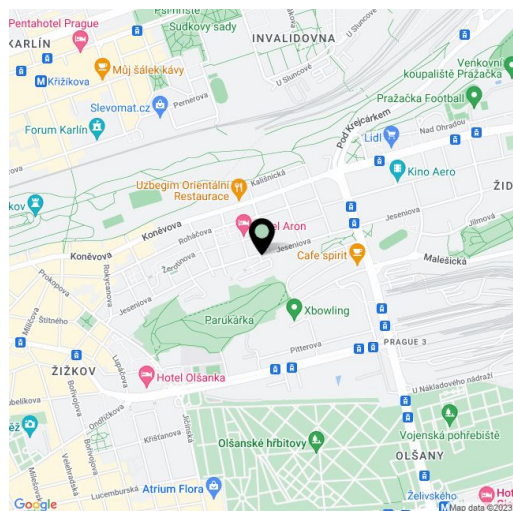
The layout consists of a living room with a kitchen and access to the loggia, a bedroom with a loggia, a bathroom (bathtub, sink, toilet, and connection for a washing machine), a pantry, and a foyer.

Facilities include a complete kitchen with Electrolux appliances, laminate floors, tiles, and plastic windows with internal blinds. Central heating. The unit comes with a **garage parking space**.

There are shops, cafes, nurseries, kindergartens, and elementary schools as well as a college and a high school in close proximity. Transport connections to the center are provided by buses, **the ride to the Florenc metro station takes 5 minutes**. There is also a tram stop within walking distance, with many links to the center and to the **Želivského** or **Palmovka** metro stations. In the neighboring large Vrch of St. Kříže Park, called **Parukářka**, is a bike path, a playground, a pub, and a picnic area.

Interior 61 m², loggia 3 m² (2 x 1.5 m²).

In addition to regular property viewings, we also offer real-time video viewings via WhatsApp, FaceTime, Messenger, Skype, and other apps.



* 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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