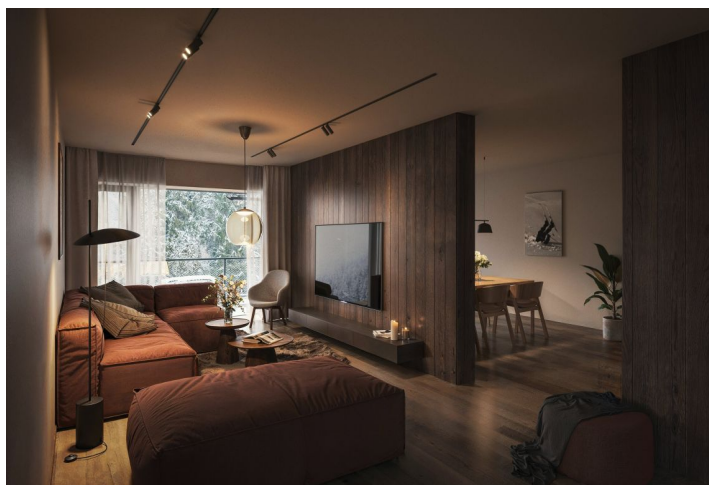




Apartment Three-bedroom (4+kk)

€ 1 032 425 | CZK 25 950 000

130.3 m², Trutnov, Pec pod Sněžkou





Apartment Three-bedroom (4+kk)

€ 1 032 425 | CZK 25 950 000

130.3 m², Trutnov, Pec pod Sněžkou

Total area	145 m ²
Floor area*	130 m ²
Loggia	15 m ²
Parking	1 parking spaces
Cellar	-
Service price	20 500 CZK monthly
PENB	G
Reference number	38983

* 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.

This incredibly spacious three-bedroom apartment with a loggia is part of a new, completely finished project with an intimate atmosphere. The apartment house with a wellness zone and heated terrace is located in the largest Czech ski resort overlooking Sněžka Mountain.

In the [Bramberk Apartments](#) project, you're not just buying an apartment. You can also relax in the **modern lounge** with a kitchen and self-service bar, the **wellness** area with a 15-meter **pool and Jacuzzi**, the relaxation room, or the **sunny terrace**. The facilities also include a ski and bicycle storage room. An apartment comes with **problem-free parking** - 1 parking space near the apartment and 1 garage space for purchase directly in Pec pod Sněžkou in the hotel Javor, where you can park not only during the day while you go skiing, but also in the evening when you go out to one of the town's famous restaurants for dinner. **Complete services**, including those that cater to your personal comfort (delivery, shopping, securing firewood, ski passes, etc.) will be provided by the administrator, even during your absence.

This first floor apartment offers a living room, a kitchen with a dining room, 3 bedrooms, 2 bathrooms (1 with a preparation for an **infrared sauna**), a large entrance hall, a separate toilet and a utility room. A living room and a kitchen have access to the **south-facing loggia** with beautiful views of the forests of **the Krkonoše National Park**. With a touch of unpretentious luxury, the interiors are decorated in natural colors in muted tones. Facilities include **air-conditioning** with a heating function, an **oak staircase**, three-layer **oak floors** with a choice of 3 colors, large aluminum windows and loggia doors with insulated triple-glazed panes, wooden entrance doors with a security lock, fire protection, and hydraulic shutters, a videophone, **Villeroy & Boch and Kaldewei sanitary ware**, loggia heating, and a **fireplace** (choice of 3 types). According to the client's wishes, a tailor-made interior can be created by **Konsepti**.

The building with 2 elevators is the result of the reconstruction of an architecturally important recreation center for the State Bank of Czechoslovakia from the 1970s designed by the architect **Vladimír Vokatý**, co-author of the **O2 arena**. The project includes large plots of land, guaranteeing protection against development in the immediate vicinity. The new apartments are located 200 meters from the **Hnědý Vrch ski lift** and 1 km from the **Javor ski lift**. Hiking trails, including one that goes up Mount **Sněžka** begin just outside the building. The drive from Prague to the apartment takes about 135 minutes and from Hradec Králové less than 90 minutes.

Floor area 130.3 m², loggia 15.1 m².

**Apartment Three-bedroom (4+kk)****€ 1 032 425 | CZK 25 950 000**130.3 m², Trutnov, Pec pod Sněžkou

Total area	145 m ²
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For more information about the project visit the website
www.apartmanybramberk.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.



Apartment Three-bedroom (4+kk)

€ 1 032 425 | CZK 25 950 000

130.3 m², Trutnov, Pec pod Sněžkou



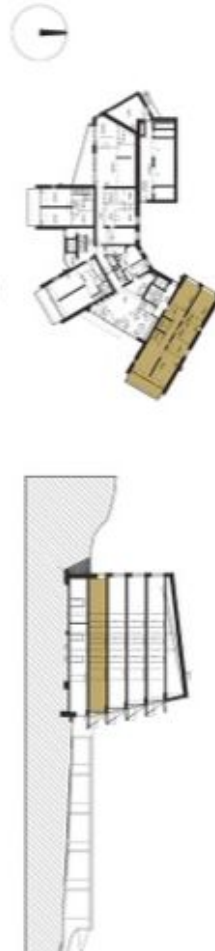
APARTMÁN ČÍSLO **04**

Dispozice	4+KK
Podlaží	1. NP
Celková plocha apartmánu*	130,3 m ²
Plocha ložnice	15,1 m ²
Parkovací stání	Ano

01	Předsiň	15,10 m ²
02	Koupelna	4,08 m ²
03	Komora	2,62 m ²
04	Obytný prostor	43,84 m ²
05	Ložnice	9,41 m ²
06	Toaleta	2,29 m ²
07	Chodba	2,10 m ²
08	Koupelna	9,63 m ²
09	Ložnice	16,24 m ²
10	Ložnice	16,46 m ²
	Ostatní plochy a příčky	8,53 m²

Exkluzivní zastoupení:
svoboda&williams | CHRISTIE'S
INTERNATIONAL REAL ESTATE

* Ažurní plochy Bramberk si vyřizuje přímo na zrušeny. Všechny měřítky a informace jsou pouze orientační. Součástí lázeňového apartmánu není nábytek. Celková plocha apartmánu je včetně ploch příček a vnitřních měřítok odlišná od údajů v tabulce 30/6/2013 SE.



apartmanybramberk.cz

Na Zatořice 1, 160 00, Praha 6
+420 257 328 281, +420 724 551 238
info@apartmanybramberk.cz