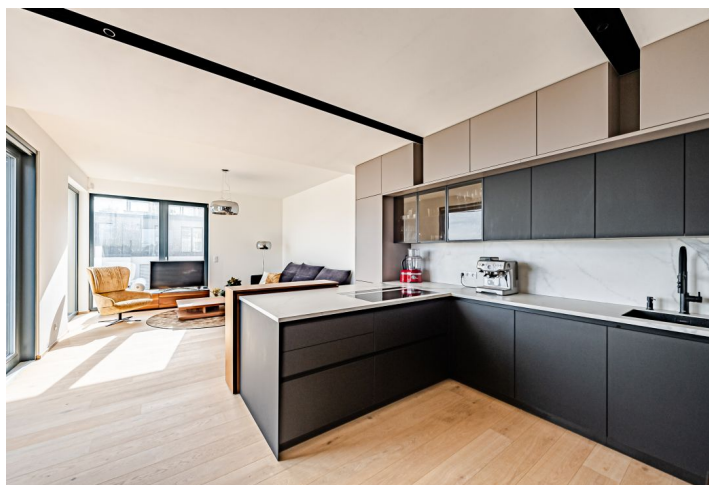
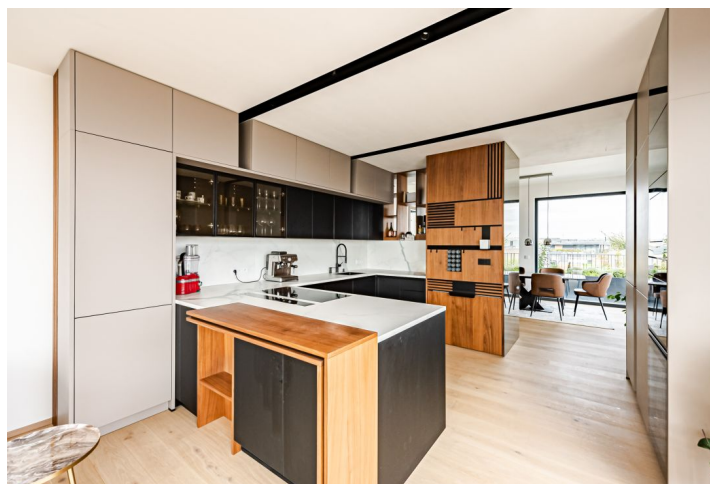




## Apartment Three-bedroom (4+kk)

Sold

156 m<sup>2</sup>, Prague 5, Košíře, Na Pomezí





## Apartment Three-bedroom (4+kk)

**Sold**156 m<sup>2</sup>, Prague 5, Košíře, Na Pomezí

Total area	354 m <sup>2</sup>
Floor area*	156 m <sup>2</sup>
Terrace	198 m <sup>2</sup>
Parking	1 400 000 CZK
Garage	Yes
Cellar	Yes
Service price	14 500 CZK monthly
PENB	B
Reference number	43611

This elegant penthouse with 3 terraces providing breathtaking views and with 2 garage spaces is part of a new residence built in the middle of greenery in Prague 5 - Košíře.

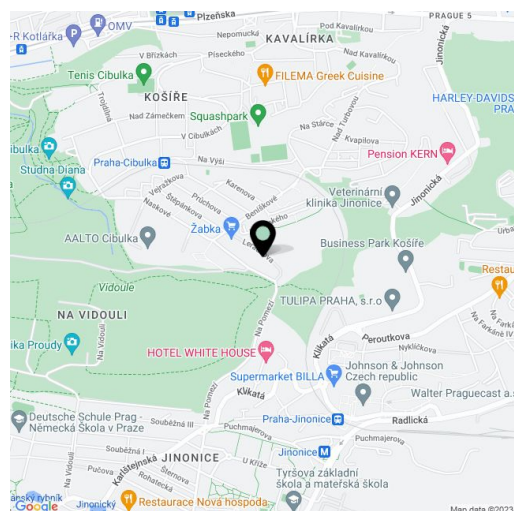
The practical layout of the 3rd floor apartment divides the area into northeast-facing social and northwest-facing private zones. The almost **60-meter space, lit from three sides**, contains a kitchen, dining room, and living room, and a **large terrace** that seamlessly connects to the interior area. The private zone has 3 bedrooms, 2 bathrooms, a dressing room, and a closet/utility room with a connection for a washing machine. From all bedrooms and bathrooms, it is possible to access one of the **terraces**; both zones of the apartment are connected by a large entrance hall, which also has access to the terrace. Terraces and large windows provide **beautiful views of the Prague skyline** and the neighboring **nature park**.

The residence was completed as a **low-efficient building** in 2020. Facilities include **recuperation, large-format wooden windows** with triple glazing, **exterior aluminum blinds**, electrical installations for intelligent home control, and **air-conditioning**. The cozy interior, created with the help of **architects**, boasts **wooden floors**, and the kitchen is fully equipped with built-in **Miele** appliances. Heating is provided by the central boiler room in the building. The purchase price includes **2 parking spaces** and a **very spacious cellar**.

A nice place near the **Vidoule natural monument** and the **Cibulka forest park**, set within the **extensive Košíře - Motol nature park**, allows living away from the hustle and bustle of the city but at a convenient distance. A supermarket, a kindergarten, and an elementary school are nearby, and a **high school** is also within easy reach. The Smíchov center, **Anděl**, and the metro station with the same name are about 10 minutes away by bus.

Floor area 156.7 m<sup>2</sup>, terraces 144.7 m<sup>2</sup>, 33.4 m<sup>2</sup> and 20.5 m<sup>2</sup>, cellar 28.6 m<sup>2</sup>.

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.



## Apartment Three-bedroom (4+kk)

156 m<sup>2</sup>, Prague 5, Košíře, Na Pomezí

Sold

