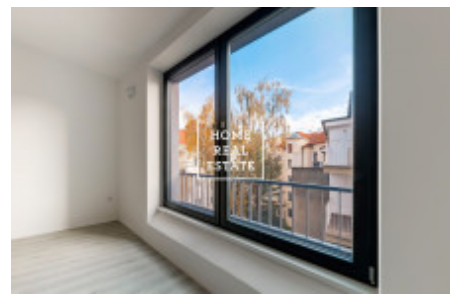
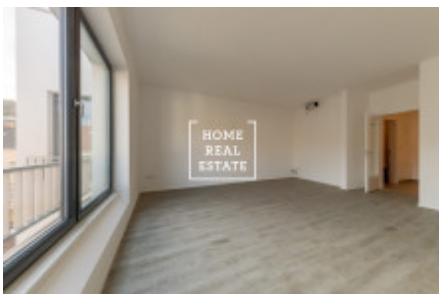




Sale flat 1+kk, 45 m² - Pod Barvířkou, Praha 5



«Home Real Estate» offers for sale a 1 + kk apartment with a size of 44.8 m², located in the Mélange residence in the desired part of Prague 5 - Smíchov. We still have several units of a similar type left in this residence. Feel free to ask for more. We have a wide portfolio of non-public offers in new buildings in Smíchov. For more offers that we do not advertise on the portals, visit our website bytysmichov.com A brand new, unfurnished apartment facing south and with an above-standard ceiling height (260 cm) is located on the 2nd floor of a new building with an elevator. The apartment consists of a spacious living room with kitchenette (29.6 m²), hallway (9.6 m²) and bathroom with toilet (4.8 m²). The apartment is made to high standards: luxury wooden floors Vinyl Winflex from Floor Experts, interior doors Vetos, in the bathroom stylish ceramic tiles Graniti Fiandre Core Shade, wall-hung toilet and sink from Villeroy & Boch. The Mélange Residence is a new project, inspired by German functionalism, yet nicely fitting into one of the most important historical areas of Prague. Its main elements are the location in the central and very promising part of the city with good transport accessibility, really nice, modern exterior and interior design, top standards of apartment equipment and overall high level of construction. The residence is located in the southern part of Smíchov on a hill between Paví vrch and Dívčí Hrad, 40 meters above the Vltava river. It is so perfect for those who want to live close to the busy Angel and still have the peace and privacy that is guaranteed by Pod Brentovou Street. Excellent transport accessibility: the Braunova tram stop is right next to the house, the tram ride to Anděl takes only 7 minutes. Total price: CZK 4,800,000, including VAT and real estate agency commission. You do not pay 4% property acquisition tax. The price includes a cellar, garage parking in the underground car park can be purchased. For more information about the property or to arrange a tour, please contact our broker or fill out the form below, we will be happy to help you! We have a wide portfolio of non-public offers in new buildings in Smíchov. For more offers that we do not advertise on the portals, visit our website bytysmichov.com

ID	29663	Offer	Sale
Group	1+kk	Furnished	Partially furnished
Location	Pod Brentovou 562/10, 150 00 Praha 5-Smíchov, Česko	Ownership	Personal
Usable area	45 m ²	City	Prague
District	Praha 5	City district	Smíchov
Status	Realized		