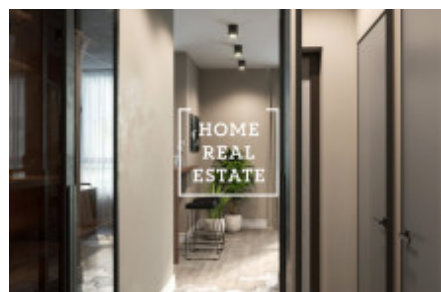
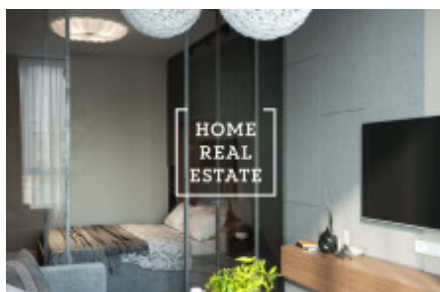


HOME  
REAL  
ESTATE

## Sale flat 1+kk, 34 m2 - Kolbenova, Praha 9



«Home Real Estate» on behalf of the owner offers for sale a 1 + kk apartment, which is located in a new residential area in Prague 9. The apartment with a size of 34.4 m<sup>2</sup> with a balcony (5.4 m<sup>2</sup>) is located on the 2nd floor in a new brick building in Prague 9, the project will be approved in August 2020. The central part of the apartment consists of a living room (20 m<sup>2</sup>) with the necessary communication for connecting a kitchen and access to the balcony (5.4 m<sup>2</sup>). Hallway (4.4 m<sup>2</sup>) with the possibility of placing display cabinets. The bathroom (4.6 m<sup>2</sup>) has a shower, sink and toilet. We offer several other apartments, in case of questions contact the agency. You do not pay 4% real estate acquisition tax, it can be financed with a mortgage loan. The photos are visualizations of the apartment. In many ways, the project meets the attribute of exceptionality. It clearly offers what you will not find in any other residential project in Prague - a location. The combination of a quiet life and excellent accessibility to the city center makes this location an optimal place for an active but at the same time quiet lifestyle. Nearby is a bike path, indoor indoor playroom for children Brumbambule, sports complex Freestyle Kolbenka, shopping center Fenix and Harfa Gallery. There are plenty of underground parking spaces available for CZK 250,000 including VAT. The purchase of a parking space is not a condition for purchase, unlike the developer's offer, which is an advantage when buying through our company. Parking is so hassle-free in a street that is blind and I park cars there basically just project residents. The price of the apartment includes a cellar. The project will be built with energy label B and will be completed in August 2020. Excellent transport accessibility: the tram stop "Vozovna Hloubětín" is about 5 minutes walk away. One stop by metro or 6 minutes by tram from the future project is the Fénix Vysočanská shopping center with the BILLA supermarket and a network of other shops and services. These also include the stone branches of ČSOB, KB and UniCredit Banka, several ATMs and an equally necessary pharmacy or post office. Total price: 3,200,000 CZK including commission and all fees. Of course, you can also finance the property with a mortgage loan. Are you interested in a tour of the project? Just fill out the form below, we will call you as soon as possible and arrange a project inspection date that will suit you.

|               |                           |             |                                    |
|---------------|---------------------------|-------------|------------------------------------|
| ID            | <a href="#">30221</a>     | Offer       | Sale                               |
| Group         | 1+kk                      | Location    | Kolbenova 19/881<br>Vysočany Praha |
| Ownership     | Personal                  | Usable area | 34 m <sup>2</sup>                  |
| City          | <a href="#">Prague</a>    | District    | <a href="#">Praha 9</a>            |
| City district | <a href="#">Hloubětín</a> | Status      | Realized                           |