



**Sale flat 2+kk, 71 m2 - Olšanská**

**HOME  
REAL  
ESTATE**

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«Home Real Estate» offers to buy a 1-bedroom apartment (71 sqm) with a winter garden, located in the residence “Garden Towers” in the popular district Prague 3 - Žižkov.

The apartment is located on the 5th floor of a new building with elevator and is fully furnished with quality furniture. The apartment layout includes a large living room (29.7 sqm) with equipped kitchen zone, bedroom (18.9 sqm), winter garden (4.3 sqm), entrance hall (10 sqm), storage room (3.4 sqm), and bathroom with toilet (4.7 sqm).

Residence Garden Towers, located on Olšanská Street in Prague 3 - Žižkov, is the most significant development project in the wider center of Prague in the last 25 years. The new building was built in 2016. Thanks to its full civic amenities and excellent transport accessibility, the area of Žižkov is one of the most attractive locations for living. It is hard to imagine a better location that would allow residents to live so close to the center and at the same time in the peaceful area surrounded with greenery.

The residence has a non-stop reception with a security camera system:

- Supervision of safety, order and functionality of common areas and surroundings of the residential complex.
- CCTV system with recording and inspection of the apartment building and its surroundings several times a day .

- Reception services in Czech and English: receiving mail, ordering services, announcing a visit to apartment to owners, information services, car park service, etc.

- Managing cleaning, security, police, fire brigade or rescue service

Excellent transport links - tram stop „Olsanska“ (No. 9, 26, 91, 95) is within walking distance, metro station Zelivskeho is 4 minutes away by tram (only 6 minutes to the city center).

Due to its location near the city center, this apartment is also an excellent investment opportunity (the residence is suitable for short-term rentals).

The apartment is free from October.

The used photos are from a very similar apartment.

Total price: 7.260.000, - CZK including real estate agency commission

The price includes a parking space in the garage of the residence

We have another apartment with identical layout in this residence.

To get more information about this property or to arrange a viewing please contact our agent or fill out the form below.



ID	<a href="#">33675</a>
Offer	Sale
Group	2+kk
Furnished	Furnished
Location	Olšanská 2898/4h, 130 00 Praha 3-Žižkov, Česko
Ownership	Personal
Usable area	71 m <sup>2</sup>
City	<a href="#">Prague</a>
City district	<a href="#">Žižkov</a>