

HOME  
REAL  
ESTATE

# Sale flat 1+kk, 459 m2 - Pod Brentovou, Praha 5



«Home Real Estate» offers to buy a studio flat with the full area of 45,9 sqm, situated in Mélange in a frequented part of Prague 5 - Smíchov. This is the last studio flat in this residence. We have a wide portfolio of off-market offers in new residential buildings in Smíchov. For more offers that we do not publish online visit our website [bytysmichov.com](http://bytysmichov.com) Completely new unfurnished flat with south orientation and high ceilings (2,8 m) is situated on the 2nd floor of a new building. The flat layout includes a living room with kitchen unit (29,6 sqm), entrance hall (9,6 sqm) and a bathroom with toilet (4,8 sqm). The apartment is made in high standards: luxurious wooden floors Vinyl Winflex by Floor Experts, interior doors Vetos, bathroom with stylish ceramic tiles Graniti Fiandre Core Shade, wall-hung toilet and sink from Villeroy & Boch. Residence Mélange is a new project inspired by German functionalism, yet nicely fitting into one of the most important historical areas of Prague. Its main features are the location in the city center in a very promising part of the city with good transport accessibility, really nice, modern exterior and interior design, top standards of furnishing and a high level of construction. The residence is located in the southern part of Smíchov, on a hill between Paví vrch and Dívčí Hrady, 40 meters above the Vltava River. It is perfect for those who want to live near a busy Angel and yet have the peace and privacy provided by Pod Brentovou Street. Good transport accessibility: tram station Braunova is just near the building and it takes just 7 minutes by tram to get to Anděl (metro and tram station). Full price: 4.650.000 CZK including VAT and agency fee. You do not pay the 4% tax on the property. The price includes cellar. Possibility of buying a parking place in the residence carpark. To get more information about this property or to arrange a viewing, please contact us or fill in the form below, we will be glad to help you! We have a wide portfolio of off-market offers in new residential buildings in Smíchov. For more offers that we do not publish online visit our website [bytysmichov.com](http://bytysmichov.com)

ID	<a href="#">35113</a>	Offer	Sale
Group	1+kk	Furnished	Partially furnished
Ownership	Personal	Usable area	459 m <sup>2</sup>
Parking	Yes	City	<a href="#">Prague</a>
District	<a href="#">Praha 5</a>	City district	<a href="#">Smíchov</a>
Status	Realized		