



Sale of a flat 3+kt, 136 sqm, Prague 5 - Smíchov



🏠 135 m² 📖 Holečkova, Praha 5 - Smíchov 📦 Sold



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

Karel Bartek

COMMERCIAL SPECIALIST

karel.bartek@luxent.cz

+420 770 189 189

Order number	N5285	Price	Sold
Address	Holečkova, Praha 5 - Smíchov	Type	Apartments
Disposition	3 + kitchenette	Usable area	135 m²
Offer status	Sold	Built up area	5 365 m²
Floor area	132 m²	Low energy	No
Energy performance of the building	G - Extremely uneconomical	Floor	4th floor
Device	No	Parking	1
Garage	Yes	Terrace	34 m²
Cellar	Yes	Lift	Yes
Year of construction	2016		

About real estate

We offer a new 3+kt apartment in a new project of Vitality Residence in Prague 5. The project offers the highest standards for modern living.

Usable area of the apartment is 135.7 sqm and is located on the 4th floor overlooking the Kinský Gardens. The lower part of the apartment consists of two bedrooms, two bathrooms, living room with preparation for kitchen and another small room, which can serve as a dressing room. In the upper part is another small room that can serve as a study and entrance to the terrace. The terrace is combined with flower beds for garden activities. The apartment is luxuriously equipped even for the most demanding clients (sanitary Villeroy Boch, wooden floors, large-format wooden windows, security entrance door, chip access system). Parking is in the underground garage and monitored by CCTV.

The building has a 24/7 reception, which provides standard services related to running the house. Security and comfort of residents is ensured by physical security of the building, camera system and security sensors and alarms. Of course there is a doorbell with videophone to identify all visits and their connection directly with the owner of the apartment. There is also a club lounge with a fireplace and a social hall, ideal for birthday parties or other social events.

There are all civic amenities. In close proximity we can find shopping center Nový Smíchov, clinics, health services, international schools, parks and golf course Motol.

The energy performance class G is given only temporarily due to the fulfillment of legal requirements.