



🏠 115 m<sup>2</sup> 📄 Olšanská, Praha 3 - Žižkov 📦 Sold



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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Order number	<b>N6498</b>	Price	<b>Sold</b>
Address	<b>Olšanská, Praha 3 - Žižkov</b>	Type	<b>Apartments</b>
Disposition	<b>3 + kitchenette</b>	Usable area	<b>115 m<sup>2</sup></b>
Offer status	<b>Sold</b>	Floor area	<b>105 m<sup>2</sup></b>
Energy performance of the building	<b>B - Very economical</b>	Floor	<b>1st floor</b>
Device	<b>Partly</b>	Parking	<b>Yes</b>
Balcony	<b>Yes</b>	Cellar	<b>Yes</b>
Lift	<b>Yes</b>		

## About real estate

We offer for sale a superior and partly furnished apartment 3+kt with a floor area of 105 sqm with a balcony and a winter garden in the project Garden Towers, Prague 3 - Žižkov. The apartment is situated on the 2nd floor of a new building with a reception, in an attractive and rapidly developing location. The apartment has a parking space in the underground garage and a brick cellar (4.8 sqm), which is directly adjacent to the apartment.

The interior comprises an entrance hall, living room with kitchenette, two bedrooms, storage room, study, conservatory, bathroom with bath, shower and toilet. Another toilet is separate. The kitchen has stone worktops and is equipped with all appliances - hob, extractor hood, hot air oven, dishwasher, fridge/freezer, vacuum and warming drawer. The living room has access to the west-facing balcony to the courtyard.

Quality wooden flooring and ceramic tiles, the bathroom and toilet have underfloor heating. Window blinds, built-in custom-made furniture by Hanák, blackout curtains in the bedroom, dimmable lights, security door, house phone, smart home controlled via phone, alarm with connection to PCO. Apartment with superior modifications within client changes.

The residence includes a reception and communal terrace on the 6th floor. All amenities nearby - shops, schools, clinic, restaurants and sports facilities. Nearby is the park Kapslovna, Parukářka, Židovské pece or Vítkov. Great transport links to the centre, tram stop is right in front of the house.