

## Modern 1-bedroom apartment 2+kk, 68 m<sup>2</sup> - Prague 13, Stodůlky | ready to move in

Hábova, 15500, Praha 13, Praha



**10 470 971 Kč**  
za nemovitost

Including VAT and fees.  
Parking space and cellar  
are not included in the  
price.



Vyřizuje

**Grunclová Andrea**

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<b>Dispozice bytu:</b>	2+kk	<b>Podlaží v domě:</b>	6
<b>Počet podlaží v domě:</b>	13	<b>Celková podlahová plocha:</b>	61 m <sup>2</sup>
<b>Druh objektu:</b>	smíšená	<b>Stav objektu:</b>	projekt
<b>Stáří objektu:</b>	2022	<b>Vlastnictví:</b>	osobní
<b>Balkón:</b>	9 m <sup>2</sup>	<b>Sklep:</b>	4 m <sup>2</sup>
<b>Energetická náročnost:</b>	B - Velmi úsporná		

### POPIS NEMOVITOSTI: 1-Bedroom Apartment with Stunning Views and Dual Balconies

This spacious, west-facing 1-bedroom (2+kk) apartment offers a total area of 68 m<sup>2</sup>, uniquely featuring two separate outdoor spaces: a 4 m<sup>2</sup> balcony and a second 5.5 m<sup>2</sup> balcony.

Situated on the 6th floor of a modern residential building, the elevated position ensures impressive views, a sense of privacy, and an abundance of natural afternoon light.

#### Key Features:

- A large living area featuring a modern, linear kitchenette—an efficient design that maximizes the open-plan feel.
- The spacious entrance hall is designed with generous built-in storage capacities, keeping the living areas clean and uncluttered.
- The primary bathroom features a bathtub, toilet, and dedicated space for a washing machine. A second, separate guest toilet with a washbasin is conveniently located in the hall.

- Thanks to its high floor and practical layout, the apartment is exceptionally airy and comfortable.

THE HIGHLIGHT: The two private balconies in a high-floor location.

WHO IS IT FOR? An ideal choice for "singles and mingles," first-time buyers looking for a "starter home," or investors looking for a high-yield rental property.

Note: Interior photographs are for illustrative purposes only (reference images).

For a private viewing, please contact the listing agent.

Discover more completed units on the developer's project website.