

## A two-level apartment with a garden

Price

**2 560 000 zł**

17 829 zł/m<sup>2</sup>







**KRAKÓW**  
Chęłmska



Size	Rooms	Bedrooms	Bathrooms	Floor
143.59 m <sup>2</sup>	4	3	2	parter i 1

### Dodatkowe udogodnienia:

-  Animals accepted
-  Air conditioning
-  Balcony
-  Parking

### MINT Property is pleased to present a spacious, two-level apartment in Wola Justowska.

The property is located in the most prestigious district of Krakow, surrounded by the greenery of the Wolski Forest, Wola Justowska.

An ideal option for people who want to live close to the city center and at the same time seek peace and closeness to nature.

We present for sale a two-level apartment in an intimate semi-detached building with only 4 residential units.

The usable area of the presented premises is 143.59 m<sup>2</sup> (total area - 145.69 m<sup>2</sup>).

On level I there is:

- living room with dining room and kitchenette
- bathroom
- utility room
- boiler
- communication

At level II:

- 2 or 3 rooms (depending on your preferences)
- bathroom
- corridor
- terrace

The apartment is fully finished and equipped with the necessary household appliances and electronics. A modern and ecological, dual-function heat pump is responsible for heating and cooling the rooms.

The open space of the first level gives many possibilities for adapting and arranging the living area. A large amount of glazing on level II ensures access to daylight for most of the day, guaranteeing good illumination of the interior. Thanks to this, you can get from 2 to 3 rooms on this floor, depending on your needs. The building is surrounded by greenery on three sides, which ensures privacy and a sense of peace and closeness to nature.

Terrace with an area of 19.10 m<sup>2</sup>, located on the second level, is bordered by glass and has a "frame" ready to be used for a pergola or temporary roof.

Outdoor, individual parking spaces, behind an automatic gate.

Outdoor, individual parking spaces, on the property, behind an automatic gate, price: PLN 50,000.

Possibility to purchase 1 or 2 parking spaces.

### Lokalizacja:

Wola Justowska, a district located in the western part of Krakow, has been extremely



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