

## Three-room | renovated | Nowa Huta

Price

**797 000 zł**

**14 412 zł/m<sup>2</sup>**



**KRAKÓW**

Osiedle Krakowiaków



Size	Rooms	Bedrooms	Bathrooms	Floor
55.30 m <sup>2</sup>	3	2	1	2

### Dodatkowe udogodnienia:

- Air conditioning
- Parking

**Mint Property is pleased to present a three-bedroom apartment in the Krakowiaków housing estate.**

The 55.3 m<sup>2</sup> property, located on the second floor of a three-story brick building, comprises the following rooms:

- Living room with kitchenette - 17.5 m<sup>2</sup>
- Bedroom - 13 m<sup>2</sup>
- Bedroom - 11 m<sup>2</sup>
- Bathroom - 4 m<sup>2</sup>
- Hallway - 9.5 m<sup>2</sup>

The apartment layout is shown in the attached floor plan. The living room faces southeast and the bedroom faces northwest. The apartment has a ceiling height of 2.8 m.

The apartment has undergone a complete renovation, including: a complete electrical system replacement (third-phase power is now available), floor leveling, and replacement of the plumbing.

The apartment is finished to a high standard. It features: wooden floors (oak planks), security doors, air conditioning in the living room, and custom-made wardrobes. Custom-made sliding wardrobes are available in the hallway and living room.

Administrative fees are PLN 800. Heating is provided by the municipal network, and hot water is provided by a recently replaced gas boiler. Additionally, the property includes a renovated 7 m<sup>2</sup> basement with metal shelving. Parking is available in public parking spaces.

### Lokalizacja:

The apartment is located in the Krakowiaków neighborhood, a historic part of Nowa Huta.

The property is situated in a quiet and green area, very close to Ratuszowy Park, Szwedzki Park, and Zalew Nowa Huta, which are excellent places to spend your free time. A well-developed retail and service infrastructure is also nearby.

Tram and bus stops are located very close to the apartment, providing excellent connections to other parts of the city.

### Cena:

**PLN 797,000**

Please contact me and arrange a property viewing.

### Dane agenta:

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### KRAKÓW

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