



## Apartment Four bedroom

282 m<sup>2</sup> Praha 6

Price upon request



Layout  
**Four bedroom**

Area  
**282 m<sup>2</sup>**

Terrace  
**51 m<sup>2</sup>**

Balcony  
**48 m<sup>2</sup>**

Become the owner of one of the largest penthouses in the luxurious Kajetánka project in Břevnov, Prague 6.

This exceptional, large-scale apartment spans a single floor, covering an area of 282 m<sup>2</sup>, complete with balconies and terraces totaling 99 m<sup>2</sup>. It is located on the top floor of the unique Kajetánka project. From the penthouse, thanks to the panoramic view, you primarily see Prague Castle, Strahov Monastery, Petřín, Strahov, or the Břevnov precincts.

Kajetánka is a completely unique residential project set in extensive gardens, centered around a Baroque chateau reconstructed in the 18th century. It is a magical place that naturally blends historical charm with a modern concept of exclusive living.

The location itself offers not only complete civic amenities, parks, and an environment conducive to relaxation, but also very quick connections to any part of Prague, including the airport.

The carefully designed penthouse features a spacious central dining room

<b>Floor area</b>	282 m <sup>2</sup>
<b>Terrace</b>	51 m <sup>2</sup>
<b>Balcony</b>	48 m <sup>2</sup>
<b>Cellar</b>	4.2 m <sup>2</sup>
<b>Floor</b>	3
<b>Building energy rating</b>	B

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smoothly connected to a kitchen equipped with high-quality fittings, behind which is a separate utility room/laundry. On the other side of the dining room, we enter the living room facing south, which is partially separated by a see-through wall. There is a smaller wardrobe and a separate toilet for guests near the entrance. This entire area forms the central and communal zone of the penthouse. From the living room, double doors lead to the quiet area of the apartment, which includes a large hall, a technical room, a separate toilet, three separate rooms, and the master bedroom, which is followed by a generous walk-through wardrobe with plenty of storage space, and further a large bathroom with a centrally located bathtub, shower, and entrance to the balcony.

All rooms (except for one office) have access to the terrace or balconies through French windows.

The interior of the apartment itself is very tastefully designed. Worth mentioning are the luxury kitchen by SieMatic with Miele appliances (DE), interior doors by Ferrero Lagno/Kevia (IT), Trapa wooden floors (AT), and so forth.

Security entry doors, aluminum windows with insulating triple glazing, electrically operated external blinds, and a security system come as standard.

The apartment is prepared for chilled ceilings and heat recovery ventilation. Heating throughout the apartment is underfloor.

The main terrace is prepared for a Jacuzzi placement.

The property includes two cellars and a total of four spacious parking spaces in the underground garage, which are located directly next to each other, one of which is unusually wide.

For further information, do not hesitate to contact us.

This property is a gem among Prague real estates in terms of its location, size, and quality of finishing.

## VÁŠ MAKLÉR



**Markéta Čekalová**

+420 602 544 858

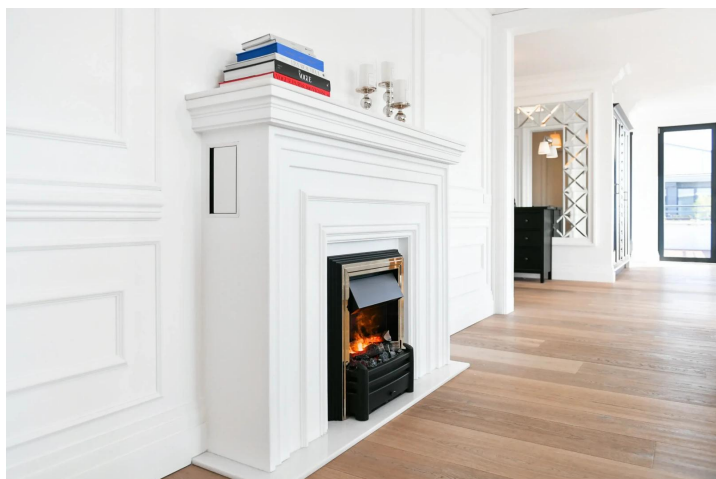
[info@philip-frank.com](mailto:info@philip-frank.com)



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