

Svoboda & Williams Retained to Broker the Sale of Apartments in the U Hvězdy Residence

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Svoboda & Williams

Documents attached:



The Svoboda & Williams real estate agency has been exclusively retained to broker the sale of apartments in the U Hvězdy Residence, a new project emerging in a peaceful part of Prague 6, only a few steps from Hvězda, Prague's largest forest park. The building, equipped to a high standard, boasts a timeless architectural design and an excellent location. Construction began in March 2019.

The newly emerging residence offers housing in close proximity to the Hvězda game reserve in an area with excellent civic amenities and easy access to the center of Prague. Spread out over three floors, it will consist of 15 units with one-bedroom to three-bedroom layouts and floor areas ranging from 44 sq. m. to 140 sq. m. All of the apartments will have a terrace or front yard, and residents will have access to an attractively landscaped common garden. Large-format windows flood the interiors with plenty of natural light and views of the surrounding greenery can be seen from every room. Each apartment will come with a cellar unit and the building includes 25 parking spaces in an underground garage.

The low-energy project features modern building materials and technologies, such as heat recovery in the apartments, high quality aluminum windows, and premium thermal insulation, all of which significantly decrease energy costs. The third level, in the attic, is under a reinforced concrete roof, which helps maintain the same stable temperature as

the lower floors.

The U Hvězdy Residence is exceptional for its closeness to the Hvězda game reserve as well as to the expansive Divoká Šárka Park. Residents will be able to enjoy an urban lifestyle within easy reach of nature and the countryside. The surrounding area offers many sports and relaxation activities, and green spaces ideal for peaceful walks. Families with children will appreciate the residence's proximity to several parks as well as to kindergartens and elementary schools. Shops, a post office, a pharmacy, and a library are all within walking distance. Tram and bus stops can be reached on foot in ten minutes, and the Petřiny metro station in 13 minutes, guaranteeing quick access to the center of Prague.

Final approval is planned for October 2020. The units will be sold in complete state.