

Studio  
 Cejl, Brno  
 235 417 €



Business name: HERRY'S s. r. o.

Registered seat of the company: Žilinská 7-9, 811 05 Bratislava 1 | Address of real-estate agency: Bajkalská 9/A, 831 04 Bratislava 3 | Business identification No.: 45 280 436 | Tax identification No.: 2022920339 | VAT identification No.: SK 2022920339 | Registration: City Court Bratislava 3, Section: Sro, File No. 61514/B | Bank connection: SK59 1100 0000 0029 2685 5132 - Tatra Banka





## HERRYS - FOR SALE 1 ROOM APARTMENT WITH BALCONY AND A CELLAR IN REZIDENCE PEKÁRENSKÝ DVŮR IN BRNO

Real estate agency **HERRYS** offers for sale **1 room apartment with balcony and cellar in the project Residence Pekárenský dvůr in Brno.**

**Residence Pekárenský dvůr** brings London-style club living with a range of services exclusively for residents in the dynamically developing location of Brno - Zábřovice close to the city centre. It is high standard housing, with a landscaped multifunctional inner block with plenty of greenery, while the project meets the criteria for **BREEAM environmental certification**.

### Housing with club benefits with the services of a 5\* hotel provides:

- 24/7 reception with concierge - to take care of a number of daily tasks such as receiving mail, arranging dry cleaning, handing over keys to visitors or repairmen, keeping an eye on the CCTV system,
- Lounge - a multi-functional space next to the reception provides a meeting area with the possibility of renting it for private purposes with Wi-Fi facilities and a printer, Fitness centre and outdoor workout, Wellness facilities with saunas and massage, Children's park, Grill point, Party gazebo, Community garden for growing herbs, flowers, vegetables, Self-service car wash, Electric car charging, Bicycle storage with service point,
- Shared roof terraces with a total area of 725 m2.

Thoughtful layout of apartments, generous design, quality surface materials - all this will ensure stylish living with maximum comfort. The flats are designed so that the interior gets as much daylight as possible. Emphasis is placed on the use of superior, durable and timeless materials.

**On offer:** 1 bedroom, 2 bedroom, 3 bedroom and 4 bedroom flats and apartments, with almost every flat having its own balcony, terrace, front garden or a combination of these. Almost every apartment has a cellar as an accessory for



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a compulsory extra charge. Possibility to buy a parking space in the underground garage.

**Note:** The purchase price has been converted at the exchange rate of 24 CZK/EUR, payment is in CZK.

## DISPOSITION

**The apartment consists of:** entrance hall, room with kitchenette, bathroom with toilet, balcony, cellar in the basement

**The project Residence Pekárenský dvůr offers:** 1 room, 2 room, 3 room and 4 room flats and apartments, almost every apartment has its own balcony, terrace, front garden or a combination of them. Almost every apartment has a cellar as an accessory for a compulsory surcharge. Possibility to buy a parking space in the underground garage.

## LOCALITY

**Residence Pekárenský dvůr** offers housing in a dynamically developing location with a bakery tradition - **on Cejl Street in Brno - Zábřovice near the city centre.**

**Excellent transport accessibility** - public transport lines 2, 3, 4, distances: 10 min on foot from the city center, 20 min on foot Lužánky Park and Svobody Square, 8 min with public transport to the main railway station, 5 min by car city ring road. **Rich civic amenities** - kindergartens, schools, secondary schools, several grocery stores, various shops and cafes, Military Hospital, Children's University Hospital.

## BENEFITS



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- Club living with the services of a 5\* London-style hotel offering services exclusively for residents in the dynamically developing location of Brno - Zábřehovice, close to the city centre
- Housing in high standard, with a landscaped multifunctional inner block with plenty of greenery
- The project meets the criteria for BREEAM environmental certification, for which it will apply upon completion
- Stylish living with maximum comfort with well thought out layouts of the flats, generous design, high quality finishing materials. The flats are designed to allow as much daylight as possible into the interior. Emphasis is placed on the use of superior, durable and timeless materials.
- 24/7 reception with concierge - to take care of a number of daily tasks such as receiving mail, arranging dry cleaning, handing over keys to visitors or repairmen, keeping an eye on the CCTV system
- Lounge - a multifunctional space next to the reception area provides a meeting space with the option of renting it out for private use with Wi-Fi facilities and a printer
- Fitness centre and outdoor workout, Wellness facilities with saunas and massage, Children's park, Grill point, Party gazebo, Community garden for growing herbs, flowers, vegetables, Self-service car wash, Electric car charging, Bicycle storage with service point
- Shared roof terraces with a total area of 725 m<sup>2</sup>

## PRICE

235.416,67 EUR (including professional service and real estate agency commission)

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