





⊞ 120 m²



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

Ing. Šárka Tichá PROJECT MANAGER sarka.ticha@luxent.cz +420 734 445 445

| Order number | HP-13 | Price | 18 900 000 CZK |
|---------------|--|------------------------------------|---------------------|
| Address | Harrachov, Jablonec nad Nisou, Liberec Region | Туре | Apartments |
| Disposition | 4 + kitchenette | Usable area | 120 m² |
| Floor area | 111 m² | Energy performance of the building | B - Very economical |
| Floor | 2nd floor | Apartment type | Maisonette |
| Parking | 1 | Garage | 1 |
| Balcony | 9 m² | Cellar | Yes |
| Accessibility | Yes | Lift | Yes |

About real estate

We offer a 4 bedroom apartment in the 3rd and 4th floor of the luxury project HARRACHOV PEAKS. The apartment has a living area of 115.1 sqm (in the clear outgoing height above 1.2 m it is 109 sqm) and a total usable area of 119.84 sqm with two balconies (total 8.84 sqm). The project is completed and approved and a sample apartment is already available. In the basement, the owners have a spa with sauna and jacuzzi and equipped fitness room.

It is necessary to purchase a garage or parking space for the apartment, depending on the specific apartment.

Harrachov Peaks is a luxury project built from quality natural materials with a wellness area with sauna and jacuzzi and a fully equipped fitness room. It presents only 16 modern apartments and thus offers an intimate atmosphere in the house for their owners. Its concept will satisfy those interested in second homes in the Giant Mountains as well as investors with the intention of securing their finances or practicing profitable short-term rentals. Part of the offer is also the management of apartmans including rentals. The HARRACHOV PEAKS project offers a high standard of furnishings - oak floors, wooden terraces, large format tiles in bathrooms and corridors and more. Heating is provided by heat pumps and is distributed by underfloor heating system. The apartment has heat recovery. The energy class is very economical B.

The location of Harrachov, internationally known for its ski jumping hill, offers a wide range of activities across the seasons for winter and summer sports, for adrenaline lovers and peaceful holidays with or without children. The amenities of Harrachov with selected restaurants, shops, sports equipment rentals, sports schools and cultural events are constantly developing and enhance the comfort of a distinctive life in this town. Find your second home in the mountains - HARRACHOV PEAKS - as a guarantee of peace and privacy in your relaxation and leisure activities.

| The order | Layout | Floor | Usable area | Living area | Terrace / Balcony / Loggia | Garden | Price |
|-----------|-----------------|--------------|-------------|-------------|----------------------------|--------|----------------|
| HP-1 | 3 + kitchenette | ground floor | 60 m² | 64 m² | 28 m² / 10 m² / No | No | 11 900 000 CZK |
| HP-2 | 1 + kitchenette | ground floor | 80 m² | 52 m² | 28 m² / No / No | No | 9 550 000 CZK |
| HP-3 | 2 + kitchenette | ground floor | 80 m² | 52 m² | 28 m² / No / No | No | 9 900 000 CZK |
| HP-4 | 3 + kitchenette | ground floor | 69 m² | 61 m² | No / 8 m² / No | No | SOLD |
| HP-5 | 3 + kitchenette | 1st floor | 70 m² | 61 m² | No / 10 m² / No | No | SOLD |
| HP-6 | 1 + kitchenette | 1st floor | 52 m² | 54 m² | No / 5 m² / No | No | 8 550 000 CZK |
| HP-7 | 1 + kitchenette | 1st floor | 52 m² | 55 m² | No / 5 m² / No | No | 8 550 000 CZK |
| HP-8 | 3 + kitchenette | 1st floor | 81 m² | 72 m² | No / 9 m² / No | No | SOLD |
| HP-9 | 2 + kitchenette | 1st floor | 62 m² | 57 m² | No / 5 m² / No | No | SOLD |
| HP-K | Bussiness Units | ground floor | 108 m² | 108 m² | No / No / No | No | 9 900 000 CZK |
| HP-10 | 3 + kitchenette | 1st floor | 98 m² | 84 m² | No / 15 m² / No | No | 14 490 000 CZK |
| HP-11 | 3 + kitchenette | 2nd floor | 70 m² | 61 m² | No / 9 m² / No | No | SOLD |
| HP-12 | 4 + kitchenette | 2nd floor | 126 m² | 114 m² | No / 12 m² / No | No | SOLD |
| HP-13 | 4 + kitchenette | 2nd floor | 120 m² | 111 m² | No / 9 m² / No | No | 18 900 000 CZK |
| HP-14 | 3 + kitchenette | 2nd floor | 87 m² | 78 m² | No / 9 m² / No | No | 13 900 000 CZK |
| HP-15 | 4 + kitchenette | 2nd floor | 167 m² | 156 m² | No / 9 m² / No | No | 22 900 000 CZK |
| | | | | | | | |