



🏠 57 m<sup>2</sup> 📍 Harrachov, Jablonec nad Nisou, Liberec Region 💰 9 890 000 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

**Ing. Šárka Tichá**  
PROJECT MANAGER

sarka.ticha@luxent.cz  
+420 734 445 445

|               |  |                                    |                            |
|---------------|--|------------------------------------|----------------------------|
| Order number  | <b>HP2-2</b>   | Price                              | <b>9 890 000 CZK</b>       |
| Address       | <b>Harrachov, Jablonec nad Nisou, Liberec Region</b> | Type                               | <b>Apartments</b>          |
| Disposition   | <b>1 + kitchenette</b>                               | Usable area                        | <b>57 m<sup>2</sup></b>    |
| Floor area    | <b>52 m<sup>2</sup></b>                              | Energy performance of the building | <b>B - Very economical</b> |
| Floor         | <b>1st floor</b>                                     | Parking                            | <b>1</b>                   |
| Balcony       | <b>5 m<sup>2</sup></b>                               | Cellar                             | <b>Yes</b>                 |
| Accessibility | <b>Yes</b>   | Lift                               | <b>Yes</b>                 |

## About real estate

We offer an apartment of 1+kt on the 1st floor of the luxury project HARRACHOV PEAKS. The apartment has a living area of 52.17 sqm and a total usable area of 56.68 sqm including a balcony (4.51 sqm). It includes a storage room and an outdoor parking space (not included in the price). With the help of a prepared individual architectural design of the built-in, it is possible to obtain an original layout approaching 2+kt (see visualization in two variants). The project is completed and approved and the sample apartment is open for viewings and shows a possible layout for this apartment as well. In the basement of the project, the owners of the apartments can use the wellness area with sauna and jacuzzi and equipped fitness room.

Harrachov Peaks is a luxury project built from quality natural materials with a wellness with sauna and whirlpool and fully equipped fitness. 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. The offer also includes apartment management 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 Harrachov location, 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 for 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 a 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          |
|-----------|-----------------|--------------|--------------------|--------------------|--|--------|----------------|
| HP1-1     | 3 + kitchenette | ground floor | 98 m <sup>2</sup>  | 61 m <sup>2</sup>  | 28 m <sup>2</sup> / 10 m <sup>2</sup> / No | No     | 12 990 000 CZK |
| HP1-2     | 1 + kitchenette | ground floor | 80 m <sup>2</sup>  | 52 m <sup>2</sup>  | 28 m <sup>2</sup> / No / No                | No     | 10 490 000 CZK |
| HP1-3     | 1 + kitchenette | ground floor | 80 m <sup>2</sup>  | 52 m <sup>2</sup>  | 28 m <sup>2</sup> / No / No                | No     | 10 990 000 CZK |
| HP1-4     | 3 + kitchenette | ground floor | 69 m <sup>2</sup>  | 61 m <sup>2</sup>  | No / 8 m <sup>2</sup> / No                 | No     | RESERVED       |
| HP2-1     | 3 + kitchenette | 1st floor    | 70 m <sup>2</sup>  | 61 m <sup>2</sup>  | No / 10 m <sup>2</sup> / No                | No     | SOLD           |
| HP2-2     | 1 + kitchenette | 1st floor    | 57 m <sup>2</sup>  | 52 m <sup>2</sup>  | No / 5 m <sup>2</sup> / No                 | No     | 9 890 000 CZK  |
| HP2-3     | 1 + kitchenette | 1st floor    | 57 m <sup>2</sup>  | 52 m <sup>2</sup>  | No / 5 m <sup>2</sup> / No                 | No     | 9 890 000 CZK  |
| HP2-4     | 3 + kitchenette | 1st floor    | 81 m <sup>2</sup>  | 72 m <sup>2</sup>  | No / 9 m <sup>2</sup> / No                 | No     | SOLD           |
| HP2-5     | 2 + kitchenette | 1st floor    | 62 m <sup>2</sup>  | 57 m <sup>2</sup>  | No / 5 m <sup>2</sup> / No                 | No     | SOLD           |
| HP2-6     | 3 + kitchenette | 1st floor    | 98 m <sup>2</sup>  | 84 m <sup>2</sup>  | No / 15 m <sup>2</sup> / No                | No     | 16 990 000 CZK |
| HP3-1     | 3 + kitchenette | 2nd floor    | 70 m <sup>2</sup>  | 61 m <sup>2</sup>  | No / 9 m <sup>2</sup> / No                 | No     | SOLD           |
| HP3-2     | 4 + kitchenette | 2nd floor    | 126 m <sup>2</sup> | 114 m <sup>2</sup> | No / 12 m <sup>2</sup> / No                | No     | SOLD           |
| HP3-3     | 4 + kitchenette | 2nd floor    | 120 m <sup>2</sup> | 111 m <sup>2</sup> | No / 9 m <sup>2</sup> / No                 | No     | 24 490 000 CZK |
| HP3-4     | 3 + kitchenette | 2nd floor    | 87 m <sup>2</sup>  | 78 m <sup>2</sup>  | No / 9 m <sup>2</sup> / No                 | No     | 17 490 000 CZK |
| HP3-5     | 4 + kitchenette | 2nd floor    | 167 m <sup>2</sup> | 156 m <sup>2</sup> | No / 9 m <sup>2</sup> / No                 | No     | on request     |
| HP3-6     | 3 + kitchenette | 2nd floor    | 95 m <sup>2</sup>  | 88 m <sup>2</sup>  | No / 11 m <sup>2</sup> / No                | No     | 18 990 000 CZK |
| HP1-5K    | Business Units  | ground floor | 108 m <sup>2</sup> | 108 m <sup>2</sup> | No / No / No                               | No     | on request     |