

*Złoty Róg*





# Złoty Róg

## Investment highlights:

**Intimacy** – 4 apartments with private terraces or gardens, located on a quiet street surrounded by single-family homes.

**Comfort** – Silent passenger elevator, underground garage parking spaces, storage units, and a garden available to all residents.

**Security** – Anti-burglary windows and doors with magnetic sensors, monitored common areas, video intercoms, and a fully fenced property.

**Connectivity** – 2-minute walk to the new SKA and PKP train stop – Bronowice station. Just 8 minutes to the Main Railway Station and 10 minutes to Balice Airport. Tram stop: 3 min, bus stop: 2 min.

**Location** – Just a 2-minute walk to a high school, elementary schools, kindergartens, and local shops. IKEA, Makro, and Bronowice Shopping Mall are all within 8 minutes.





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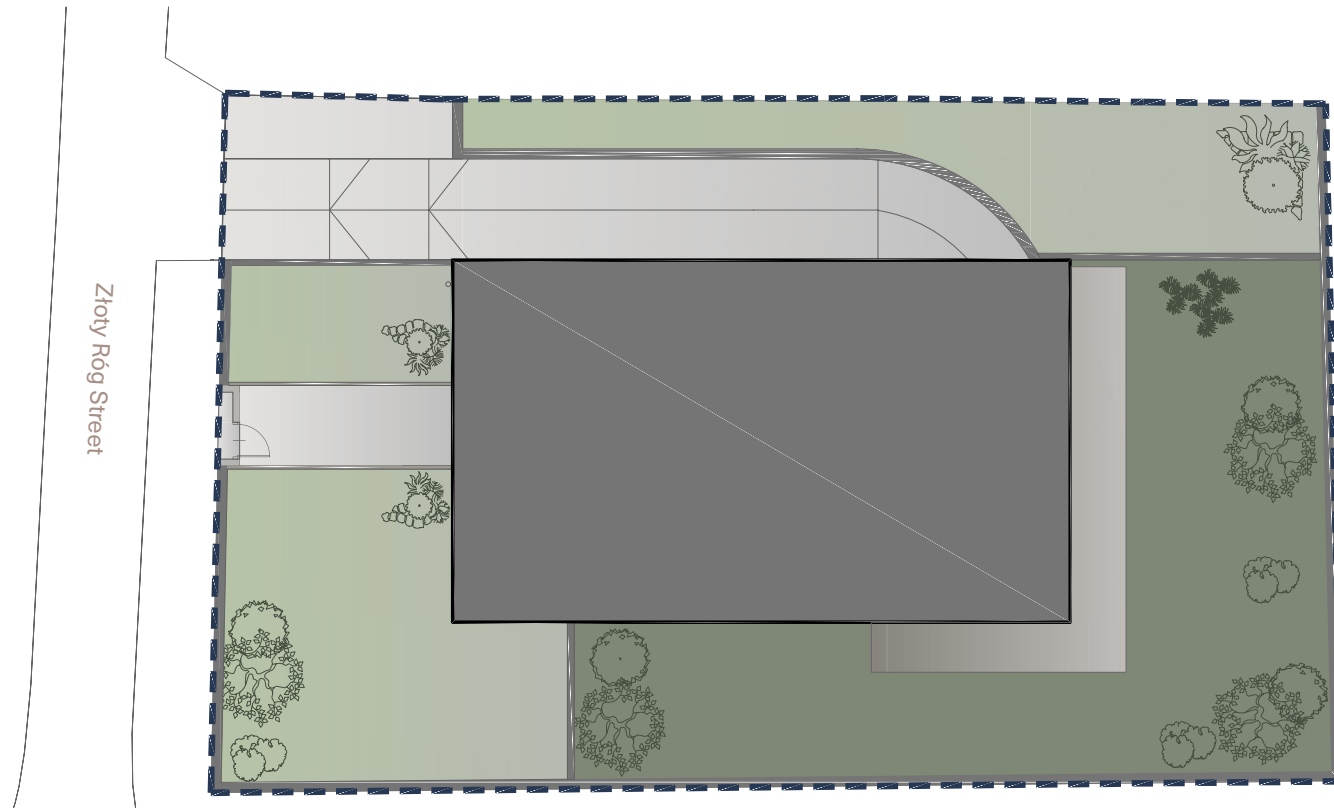


Staircase



Staircase





\*THIS CATALOG CARD HAS BEEN PREPARED BASED ON THE CONSTRUCTION PROJECT

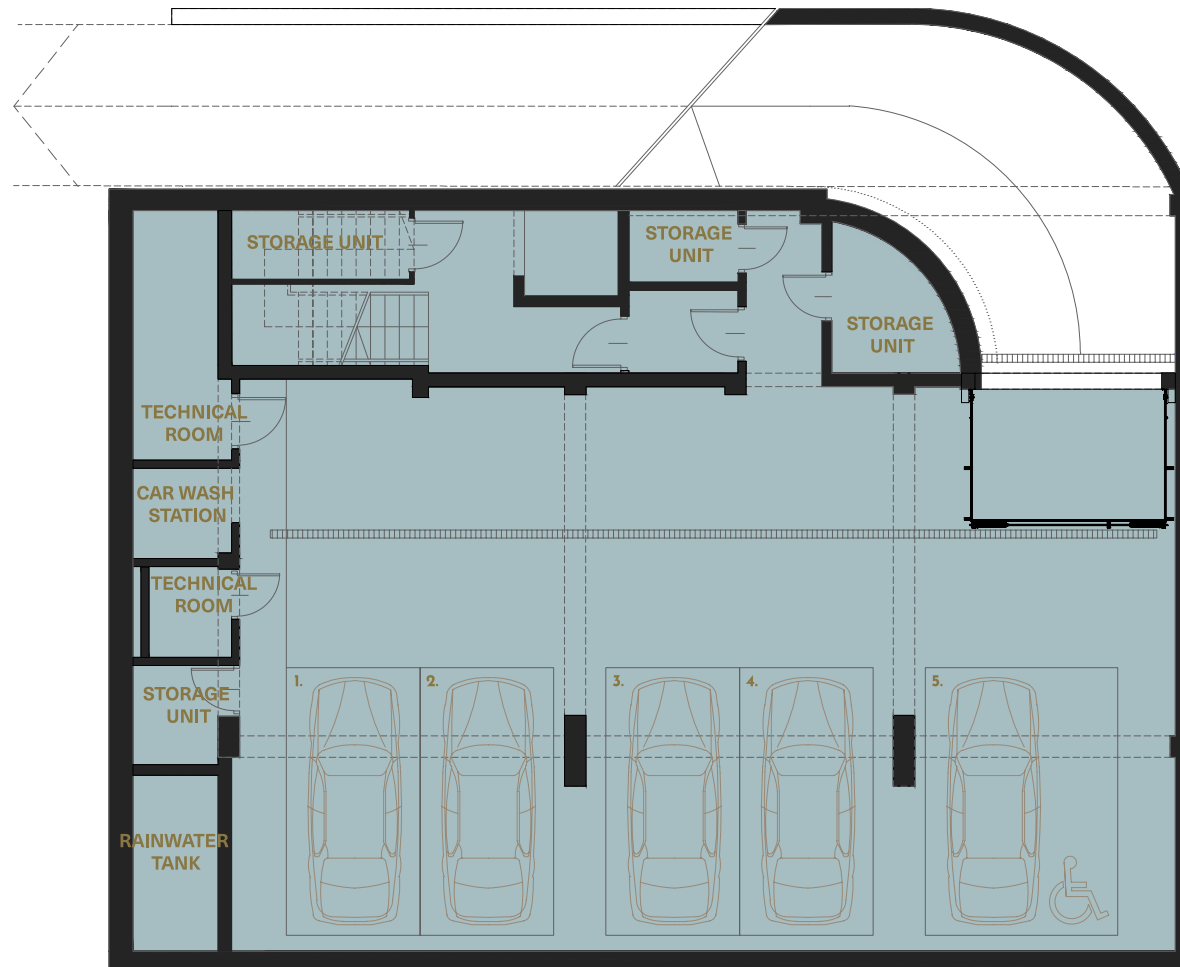
1. THIS BROCHURE DOES NOT CONSTITUTE AN OFFER WITHIN THE MEANING OF THE CIVIL CODE.

2. AREAS AND DIMENSIONS MAY VARY SLIGHTLY DUE TO CONSTRUCTION IMPLEMENTATION.

3. THE AREA IS CALCULATED BASED ON THE FINISHED STATE, MEASURED BETWEEN VERTICAL PARTITIONS, INCLUDING 1.5 CM PLASTER THICKNESS AT FLOOR LEVEL, EXCLUDING SKIRTING BOARDS, THRESHOLDS, ETC.

4. THE USABLE AREA OF THE APARTMENT IS DEFINED ACCORDING TO THE REGULATION OF THE MINISTRY OF TRANSPORT, CONSTRUCTION AND MARITIME ECONOMY OF APRIL 25, 2012, ON THE DETAILED SCOPE AND FORM OF THE CONSTRUCTION PROJECT, TAKING INTO ACCOUNT THE CONTENT OF PN-ISO 9836:2015. THE USABLE AREA INCLUDES REMOVABLE OR DEMOLISHABLE ELEMENTS (DUCTS, PIPES, PARTITION WALLS).





Garage

5 parking spaces

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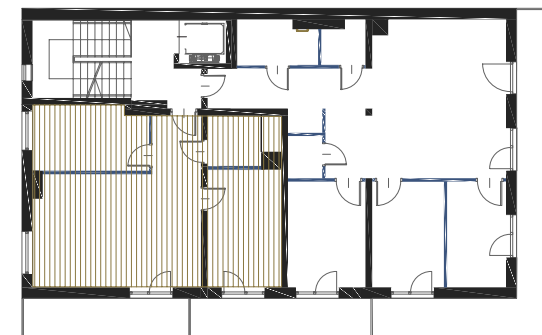
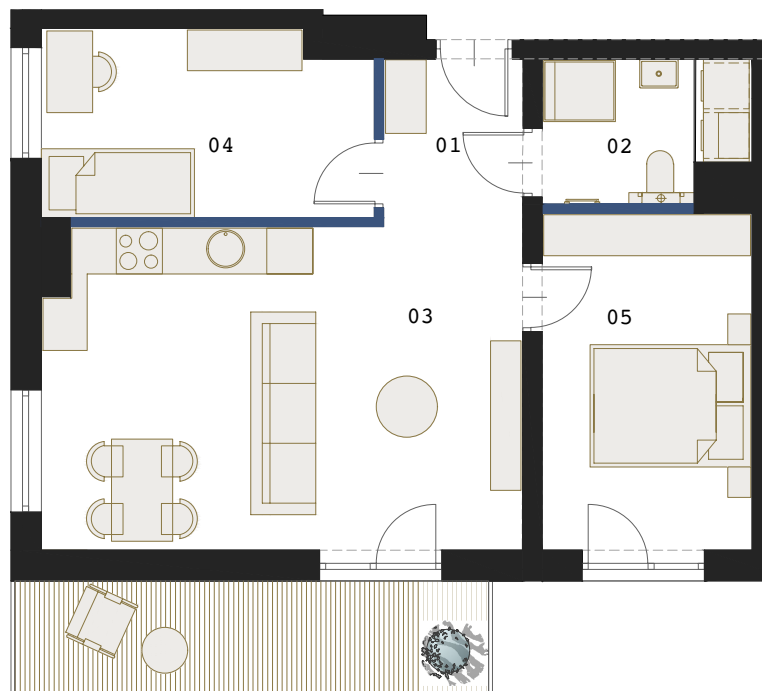
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# Apartment 3 Interior Design Concept





# Apartment 3 – First Floor



## Legend

-  Partition wall
-  Load-bearing wall

## Apartment 3

- 01 Hallway 4.0 m<sup>2</sup>
- 02 Bathroom 5.0 m<sup>2</sup>
- 03 Living + Kitchen 28.0 m<sup>2</sup>

59.5 m<sup>2</sup> Terrace

9.0 m<sup>2</sup>

- 04 Room 10.0 m<sup>2</sup>
- 05 Room 12.5 m<sup>2</sup>

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