

Terms of use

Bytky turns public property listings into history and context. These are the ground rules for using it, its data and the extension.

Last updated	Version
15 October 2026	0.2



Independent

Bytky isn't part of Sreality or Bezrealitky, and links every listing back to its source.



Information, not advice

Figures are derived automatically from public adverts. Check the original before you decide.



Free account, yours to delete

Export your data or delete your account whenever you like, straight from Settings.



Fair use

Use Bytky to find a home, not to copy its data in bulk or contact advertisers en masse.

01 About these terms

These terms cover the Bytky website, its public API and the Bytky browser extension (together, "Bytky"), run by Douglas Anthony Silkstone, a sole trader registered in the Czech Trade Register, Nademlejská 600/1, Hloubětín, 198 00 Praha 9, Czech Republic (IČO 10911243, VAT number CZ8803201550). By using Bytky you agree to them. If you don't agree, please don't use it.

How we handle personal data is described separately in our [privacy policy](#).

02 What Bytky is

Bytky follows the public listings on Sreality.cz and Bezrealitky.cz and shows analytics derived from them: price history, the full monthly cost, comparisons with the local market, time on market, and matches of the same property across sites and over time.

- Bytky is **independent**. It isn't affiliated with, endorsed by or acting for Sreality, Bezrealitky or any advertiser.
- The data comes from third parties and is processed automatically, so it can be incomplete, delayed or wrong. Always check the original advert and the property itself.

- Bytky gives information, not advice. It isn't a valuation, a financial or legal recommendation, or an offer from anyone to rent or sell.
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03 Your account

- You can browse without an account. An account is free and needed for watchlists, saved searches, alerts and households.
 - Use your own email address and keep your password and sign-in links to yourself. You're responsible for what happens under your account.
 - You can export your data or delete your account at any time in Settings. Deletion is immediate and permanent.
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04 Households

A household shares a watchlist and saved searches between its members, who all receive its alerts. Its owner and admins invite people by email and manage roles; only the owner can delete the household or hand ownership to someone else.

Only invite people who expect to hear from you. What you add to a household is visible to its members and stays in the household if you leave.

05 Fair use

Please don't:

- use the API or the site to copy the data in bulk, or get around its rate limits;
- resell or republish Bytky's data as your own product;

- use Bytky to collect personal information about advertisers or anyone else, or to harass them;

• We interfere with Bytky's security or its operation for other people the service at risk.

06 Listings, photos and sources

- Listings, their text and their photos belong to their advertisers and the source sites. Bytky shows photos by linking to the source sites and links every listing back to its original advert; it doesn't republish descriptions.
- The analytics, charts, design and software of Bytky are ours. You may share links to Bytky pages and quote individual figures with a mention of Bytky.
- If you believe something on Bytky infringes your rights, contact us at hello@bytky.com and we'll look into it promptly.

07 The browser extension

The extension adds Bytky's panels and badges to listing pages on Sreality and Bezrealitky, and works only there. It may stop working, fully or in part, when those sites change. You can switch individual panels and badges off in its settings or in [Settings](#), and remove it at any time from your browser.

08 Bytky Plus

Bytky Plus is Bytky's paid plan. What it adds is described on the [Plus page](#); everything else stays free.

- Prices are shown on the Plus page and at checkout, in Czech crowns and including VAT. You pay by card or with a wallet such as Apple Pay or Google Pay. Payments are processed by Stripe; Bytky never sees your card number.
- The subscription is paid monthly in advance and renews automatically every month until you cancel it.
- You can cancel at any time in Settings → Plan. Plus then runs until the end of the month you've paid for and nothing more is charged. A month already paid isn't refunded, except when you withdraw (below).
- The 3-month pass is paid once and gives you Plus for 90 days. It doesn't renew. A pass bought while another is running starts when that one ends.
- A free trial, when an offer gives one, costs nothing. The first payment is taken when it ends, unless you cancel before then.
- If a renewal payment fails, it is tried again over the following days and we let you know. If it still fails, the subscription ends and your account goes back to the free plan.
- We may change the price of the subscription. We tell you by email at least 30 days before a new price applies to you, and you can cancel before then.

The contract is made when your payment goes through, or when your free trial starts. We confirm it by email with its key terms and keep a record of it.

09 Your right to withdraw

As a consumer you can withdraw from a purchase of Bytky Plus within 14 days without giving a reason. The 14 days start the day after the contract is made; the confirmation email gives the last day.

To withdraw, use Withdraw from contract (also in Settings → Plan and in the confirmation email), or send a clear statement to hello@bytky.com, for example with the model form below. It's enough to send it before the 14 days end. We confirm by email straight away that we've received it.

At checkout you ask for Plus to start straight away, within the 14 days. If you then withdraw, you pay for the paid Plus you've had up to your withdrawal, in proportion to the price and counting each day that has started, and we refund the rest. If you didn't ask for Plus to start straight away, we refund everything.

Plus ends on your account as soon as you withdraw, and a subscription stops at once. We refund the money within 14 days of receiving your withdrawal, by the same means you paid with, at no cost to you.

Withdrawing during a free trial costs nothing: the subscription ends and nothing is charged.

10 Complaints and disputes

If Plus doesn't work as it should, or something is wrong with a payment, write to hello@bytky.com. We deal with complaints within 30 days, usually much sooner.

If we can't agree, you can turn to the Czech Trade Inspection Authority (Česká obchodní inspekce), which resolves consumer disputes out of court: adr.coi.cz. You can also go to court.

11 Model withdrawal form

You can use this form to withdraw, but you don't have to. Fill it in and send it to us by email.

To: Douglas Anthony Silkstone, Nademlejská 600/1, Hloubětín, 198 00 Praha 9, Czech Republic, hello@bytky.com

12 **Availability and changes**
I hereby give notice that I withdraw from my contract for the following service:
Bytky Plus (subscription / 3-month pass), concluded on (date).

We work to keep Bytky running and accurate but can't promise it will always be available, complete or error-free. The free features are provided as they are; with Bytky Plus you also have the rights the law gives you as a consumer when the service doesn't work as it should. We may change, add or remove features, and we'll update these terms when we do something that affects you; the date at the top shows the latest version.

13 Liability

To the extent the law allows, we aren't liable for decisions made on the basis of Bytky's data, for losses caused by errors in the source listings, or for outages. Nothing in these terms limits rights you have as a consumer that can't be limited by agreement.

14 Governing law

These terms are governed by the laws of the Czech Republic. Questions about them can be sent to hello@bytky.com.

Privacy policy

What we collect from the source sites, how photos are shown, and how your account data is kept, exported and deleted.

Read it →

