



## House Five-bedroom (6+1)

Rented

257 m<sup>2</sup>, Praha-západ, Psáry, Nad Soutokem





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Total area	257 m <sup>2</sup>
Plot	1 134 m <sup>2</sup>
Foot print	151 m <sup>2</sup>
Garden	983 m <sup>2</sup>
Floor area	248 m <sup>2</sup>
Terrace	9 m <sup>2</sup>
Parking	Double garage.
Garage	Yes
Cellar	-
Service price	Utilities are billed separately.
PENB	G
Reference number	102048
Available from	Immediately

Boasting an outdoor pool and an infrared sauna, this furnished free-standing house with a garden is situated in a wonderful natural setting in Psáry, surrounded by deep forests. The quiet residential location is just a short drive from the edge of Prague and the Prague Ring Road. The village of Psáry provides basic amenities incl. bus connections to the Budějovická metro station (under 30 min.), and complete amenities are available in neighboring Jesenice. The Sunny Canadian International School is accessible by car in 9 minutes.

The ground floor features a study with an infrared sauna and access to the terrace/garden, a fitted gym, an entrance hall, a laundry room, a boiler room, and garage access. The upper floor offers a living room with a slow-burning stove, a dining area, and a balcony, a fully fitted kitchen, 3 bedrooms, a bathroom (bathtub, walk-in shower, bidet, toilet), and a separate toilet. There is an attic space that can be used for storage.

Hardwood floors, tiles, heated floor in the bathroom, gas boiler, washer/dryer, dishwasher, induction cooktop, alarm, camera system, garden house, lawn mower. A double garage is available.

