



House Five-bedroom (6+1)

Rented

275 m², Praha 6, Střešovice, Cukrovarnická





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Plot	919 m ²
Foot print	145 m ²
Garden	774 m ²
Parking	Garage.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	10277
Available from	Immediately

This unfurnished renovated 1930s' semi-detached 5-bedroom 2-bathroom villa with a mature garden is situated in the heart of the exclusive and highly sought after residential neighborhood of Ořechovka. Quiet prestigious location near the Prague Castle, with quick connections to the city center, the airport and international schools (Park Lane, ISP, Riverside School), a few minutes from Dejvická and Hradčanská metro stations with full amenities in the area.

The ground floor includes a living room with bay windows, a fully fitted eat-in kitchen, guest bedroom (or study or TV room), toilet, large hall, and entrance hall. The first floor offers a hall with **terrace** access, master bedroom with an en-suite bathroom (walk-in shower, bidet, toilet), two bedrooms, and a **balcony**. There is a mezzanine floor with a bathroom (walk-in shower, toilet), and top floor featuring a 60 m² attic family room with a 6 m² built-in loft. The basement floor includes a laundry room, service shower, utility area, storage, and garage access.

Green views, preserved original details, large windows, high ceilings, **solid wood parquet floors**, tiles, built-in wardrobes, gas boiler, Miele kitchen appliances, alarm, garden with barbecue area. **Garage** with automatic door. Utilities incl. deposit for gas and electricity approx. CZK 13,000/month. Unfurnished despite the photos. Available from September 2022, maybe earlier after an agreement.

