



House Six-bedroom (7+1)

Rented

586 m², Prague 6, Břevnov, Loutkářská





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Usable area	586 m ²
Plot	764 m ²
Foot print	213 m ²
Garden	551 m ²
Floor area	471 m ²
Balcony	2 m ²
Terrace	75 m ²
Parking	Double garage.
Garage	38 m ²
Cellar	Yes
Service price	Utilities in the amount of CZK 20,000/month are billed separately.
PENB	Not required
Reference number	104582
Available from	Immediately

Boasting an indoor pool and a sauna, this partially renovated unfurnished freestanding house with 4 bathrooms is situated in a prestigious residential area in Prague 6. An attractive quiet location in close vicinity of the Strahov Stadium, Prague Castle, and popular Ladronka Park with many sports and relaxation opportunities and quick connections to the city center (tram, bus - about ten minutes to the Hradčanská and Anděl metro stations). Conveniently located for the airport and international schools in Prague 6, with a bus stop nearby.

The ground floor features a spacious living room with access to the **terrace/garden**, a fully fitted kitchen with a dining area and a pantry, a utility room, a toilet, an entryway with a large built-in wardrobe, and an entrance hall with garage access. The first floor includes a master bedroom with a fitted **walk-in closet** and an en-suite bathroom (bathtub, walk-in shower, separate toilet), a bedroom with an en-suite bathroom (walk-in shower, toilet), a bedroom with a **terrace**, and a fitted **walk-in closet**. The second floor offers three bedrooms (one with a **balcony**), a bathroom (bathtub), a separate toilet, and a fitted **walk-in closet**. There is a basement floor with a **pool**, a **sauna**, a shower, and a toilet.

Interior **pool**, **sauna**, **hardwood floors**, laminate floors, tiles, blinds, roller blinds, awning, two gas boilers, dishwasher, microwave oven, video entry phone, alarm, automatic irrigation. Garden maintenance including lawn mowing is included. **Double garage**.

