



## House Eight-bedroom (9+1)

Rented

390 m<sup>2</sup>, Praha 6, Nebušice, Nebušická





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Plot	897 m <sup>2</sup>
Foot print	170 m <sup>2</sup>
Garden	727 m <sup>2</sup>
Parking	Garage with direct access to the house.
Garage	Yes
Cellar	-
Service price	Utilities are CZK 20,000 per month.
PENB	G
Reference number	12904
Available from	Immediately

This sun-drenched renovated 6-7-bedroom 6-bathroom semi-detached home with a nicely landscaped garden is situated just 300 m from the ISP international school. The house is set in a peaceful natural area in Nebušice, Prague 6, on the edge of the Divoká Šárka nature preserve. The location offers full amenities within easy reach and quick access to the airport and to the city center—a bus stop is just a few steps away and from there it's only a couple stops to the Bořislavka metro and tram stop.

The main floor includes a spacious living room with a dining area, a split level guest bedroom with a bathroom, plus a fully fitted kitchen. There is a guest toilet and a **walk-in coat closet** at the entrance foyer. The upper floor features four bedrooms all with en-suite bathrooms, the master and second bedroom have **walk-in closets**. There is a large family / entertainment room, two bedrooms, and a bathroom at the garden level. Huge plate glass thermal insulated windows and sliding doors wrap around the corners of the house, affording wonderful light and **beautiful views of the adjacent forest**.

**Air-conditioning, hardwood floors**, tiles, ample built-in wardrobes, blinds, satellite TV connection, alarm system that can be monitored by a security agency. **Garage** with direct access to the house.

