



## House Four-bedroom (5+kk)

Rented

342 m<sup>2</sup>, Prague 5, Stodůlky, Hlušičkova





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Plot	832 m <sup>2</sup>
Foot print	218 m <sup>2</sup>
Garden	614 m <sup>2</sup>
Parking	Garage for 4 cars.
Garage	Yes
Cellar	-
Service price	Deposit for water, garbage, and garden maintenance CZK 3,500 per month. Electricity and gas - transferred to the tenant.
PENB	G
Reference number	18069
Available from	Immediately

**This semi-detached house/duplex with a south-facing garden and terraces is set on a quiet residential street in Motol, Prague 5, located in close vicinity of the Motol forest park with bike trails and a golf course, near the popular Ladronka and Hvězda parks, within easy reach of local amenities. Great connections to the Motol metro station (3 min. by bus) and Anděl metro station, conveniently located for the Japanese and German Schools, the ISP international school in Nebuše and the French School and kindergarten. Sports center with a swimming pool, wellness, and sports hall nearby.**

The four-story house has 4 bedrooms and 2 bathrooms. Ground floor: large garage, boiler room. First floor: open space living room with a fully fitted kitchen, pantry and access to a covered patio and private garden, laundry room, guest toilet. Second floor: 2 bedrooms with access to the terrace, third bedroom, bathroom, separate toilet, storage closet. Third floor: bedroom with air-conditioning, bathroom with a toilet, terrace access.

New kitchen with appliances, new bathrooms, washing machine, dryer, ample built-in wardrobes in the halls, security entry door, large windows, floating floors, tiles, blinds, electric shutter in the garden, recessed lighting, dishwasher, induction cooktop, microwave oven, satellite reception, alarm connected to a security agency, automatic irrigation. **Garage for 4 cars.** Available from July 2024, maybe earlier upon agreement.

