



## House Three-bedroom (4+kk)

Rented

217 m<sup>2</sup>, Prague 6, Střešovice, Nad Hradním vodojemem





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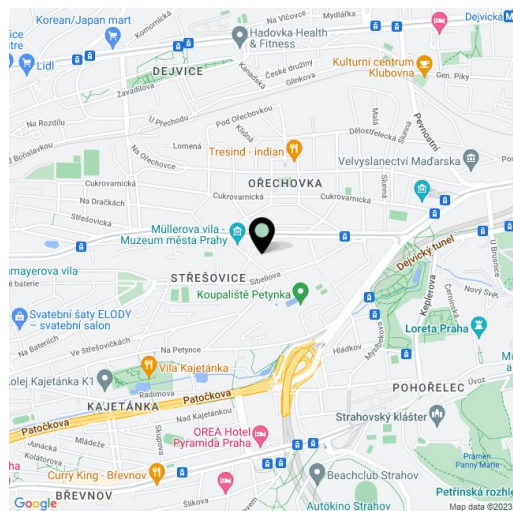
**Rented**217 m<sup>2</sup>, Prague 6, Střešovice, Nad Hradním vodojemem

|                  |                      |
|------------------|----------------------|
| Plot             | 497 m <sup>2</sup>   |
| Foot print       | 229 m <sup>2</sup>   |
| Garden           | 268 m <sup>2</sup>   |
| Parking          | Parking on the plot. |
| Cellar           | -                    |
| PENB             | G                    |
| Reference number | 23306                |
| Available from   | Immediately          |

Benefiting from a prestigious location just moments from the Park Lane international school, this brand new 3-bedroom 3-bathroom house with a landscaped back garden stands in a quiet residential location in close vicinity to the Prague Castle, and convenient to the airport and several international schools (ISP, Riverside School). Easy access to the city center, just a few tram stops to the Dejvická and Hradčanská metro stations with full amenities in the area.

The ground floor features a generous living room with a fully fitted open plan kitchen, a dining area, an open winter garden, and access to the terrace and garden, one bedroom, a bathroom (bathtub, toilet), a pantry, a laundry room, a utility/storage room, and an entrance hall. The upper floor includes two bedrooms with en-suite bathrooms (walk-in shower, toilet), a large hall, and two terraces.

Green views, wooden floors, tiles, underfloor heating, a fireplace, French windows, gas boiler, dishwasher, microwave oven, alarm, automatic irrigation. Parking on the plot. Deposit for building charges CZK 4,500/month (for 4 persons). Utilities will be transferred to the tenant. Available from December 15th, 2022 (or earlier upon agreement).

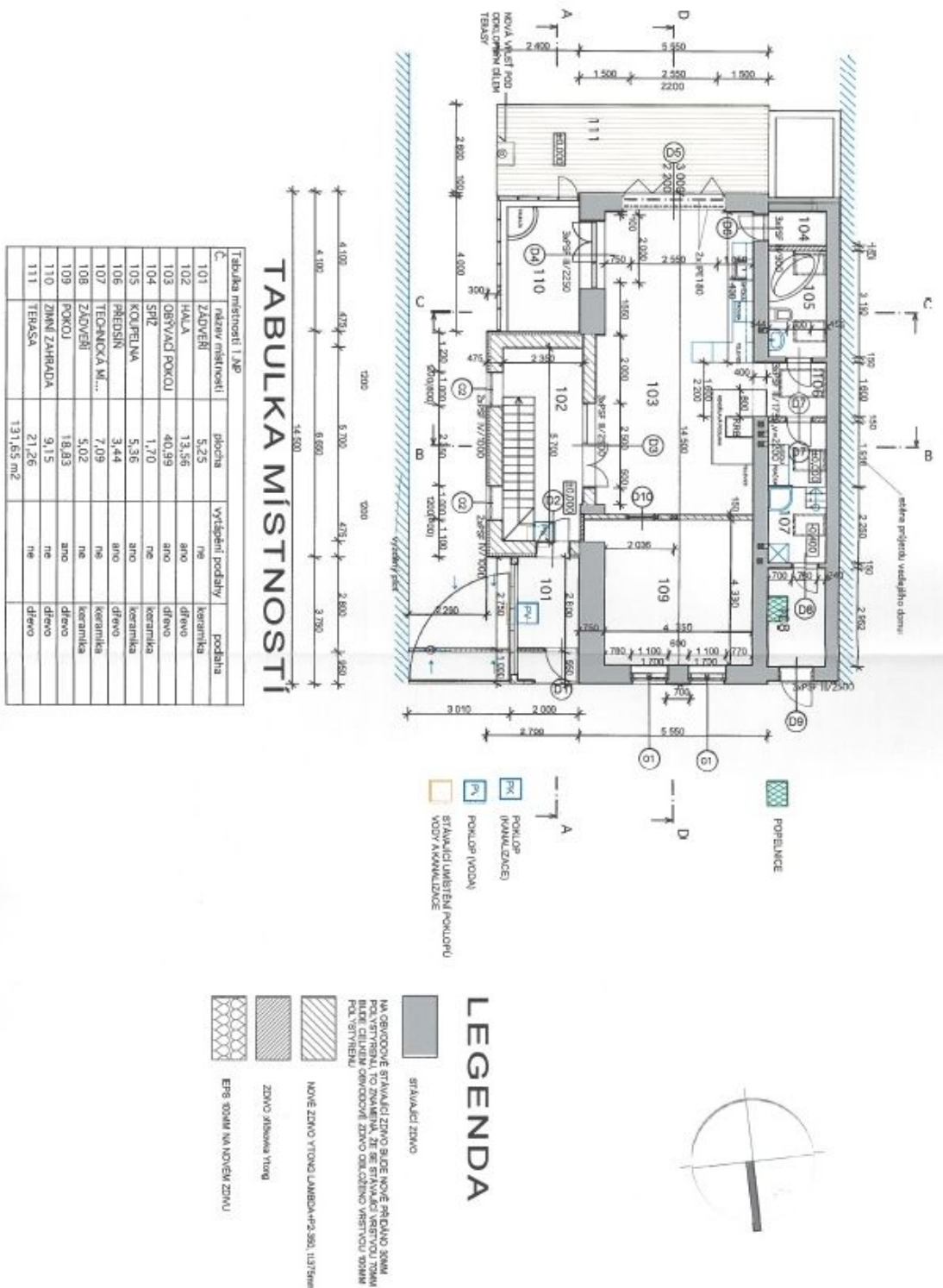




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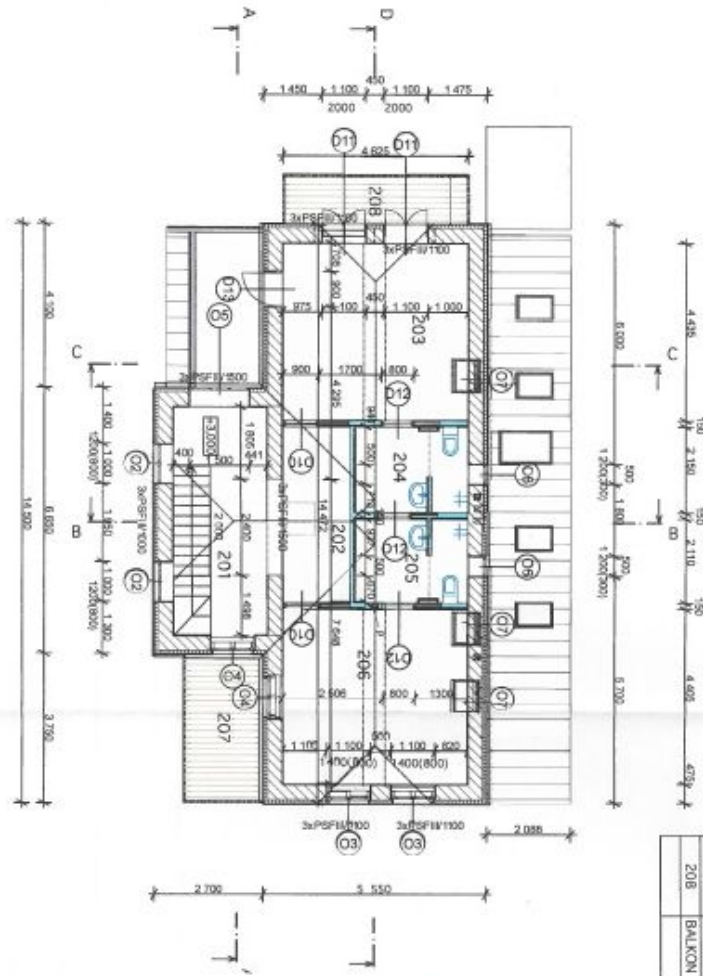




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**LEGENDA**

|  |                                  |
|--|----------------------------------|
|  | sádkoakryl                       |
|  | NOVÉ ZDVOU VÝCHOD LAMELKA-PP-350 |
|  | EPS F - IASLAND 30MM             |

## TABULKA MÍSTNOSTÍ

| C   | Název místnosti | Plocha               | Podlahové vytápění | Povrchová úprava |
|-----|-----------------|----------------------|--------------------|------------------|
| 201 | HÁLKA           | 9,37                 | ano                | dřevo            |
| 202 | HÁLKA           | 7,52                 | ano                | dřevo            |
| 203 | PRACOVNA        | 20,51                | ano                | dřevo            |
| 204 | KOUPELNA        | 5,07                 | ano                | keramika         |
| 205 | KOUPELNA        | 5,95                 | ano                | keramika         |
| 206 | KOKOJ           | 20,37                | ano                | dřevo            |
| 207 | TERASA          | 7,45                 | ne                 | dřevo            |
| 208 | BALKON          | 4,83                 | ne                 | dřevo            |
|     |                 | 82,07 m <sup>2</sup> |                    |                  |