



## House Four-bedroom (5+kk)

Rented

230 m<sup>2</sup>, Prague 9, Kyje, Sýkovecká





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Plot	1 013 m <sup>2</sup>
Foot print	169 m <sup>2</sup>
Garden	844 m <sup>2</sup>
Parking	Covered parking space for two cars on the plot.
Cellar	Yes
PENB	C
Reference number	30934
Available from	Immediately

Boasting a wonderful green location adjacent to the Kyjský pond, this is a completely reconstructed and furnished 4-bedroom 2-bathroom free standing house with a swimming pool in a quiet residential neighborhood of Kyje. Location with good access to the city center, convenient to Rajska zahrada and Černý most metro stations, with full amenities available at the Černý most shopping and entertainment center.

Ground floor offers a spacious living room with a terrace and garden access, dining space and a fully fitted kitchen, bathroom with a corner bathtub and a toilet. On the 1st floor there are 3 bedrooms, a second bathroom with a shower and a toilet. Basement has a guest bedroom, utility room with wine cellar, laundry room, and a separate toilet.

Well-kept garden offers a 8x4 m swimming pool, garden fireplace with a pergola, and a covered parking place for two cars. **Garden maintenance is included in the rent.** Water consumption, gas, electricity and O2 internet in the amount of CZK 8.500 is billed separately. Available from June 15th 2021.

