



House Three-bedroom (4+kk)

Rented

206 m², Prague 5, Jinonice, Chmelařská





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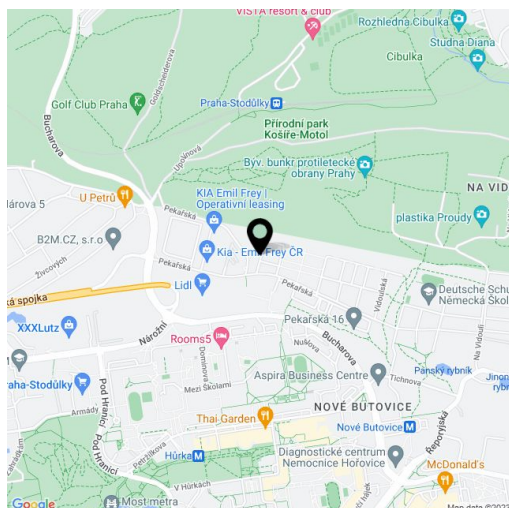
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Usable area	206 m ²
Plot	211 m ²
Floor area	193 m ²
Terrace	13 m ²
Parking	Garage and parking in front of the garage.
Garage	Yes
Cellar	Yes
PENB	B
Reference number	33196
Available from	Immediately

This 3-bedroom 2-bathroom townhouse with a back garden is located just 700 m from the German School. Part of the contemporary Botanica residential project, the home is set in a cul-de-sac in a green Prague 5 neighborhood bordering the Vidoule natural park. Quiet location with full amenities within easy reach, in close vicinity of the Prokopské and Dalejské Valleys with plenty of recreational opportunities, and within walking distance of bus stops and Nové Butovice metro station.

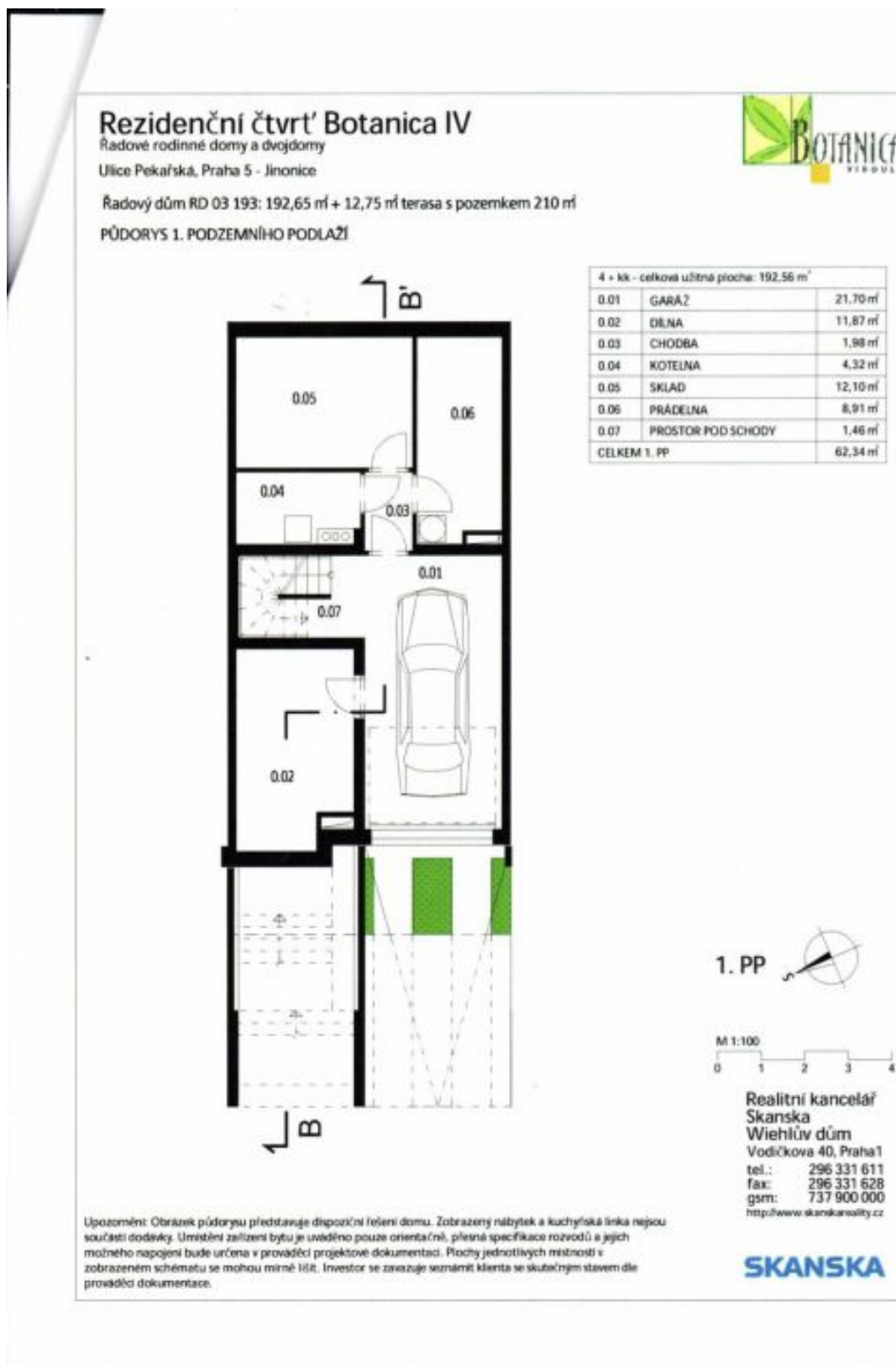
The ground floor offers a living room with a fireplace and terrace / garden access, a fully fitted kitchen and a dining area, a toilet, a back garden entrance, and a front entrance hall. The first floor features a master bedroom with a walk-in closet and an en-suite bathroom (walk-in shower, toilet), two further bedrooms, and a full family bathroom. The basement floor includes two storage rooms, a boiler and laundry room, a single garage and more storage space under the staircase.

Solid wood parquet floors, tiles, gas boiler, **solar panels**, automatic external blinds, central vacuum cleaner, washing machine, dishwasher, microwave oven, garden furniture, video entry phone, alarm that can be connected to a security agency, satellite reception, lawn mower. **Garage and parking in front of the garage** is available. Utilities: CZK 5000 - 7000 per month.



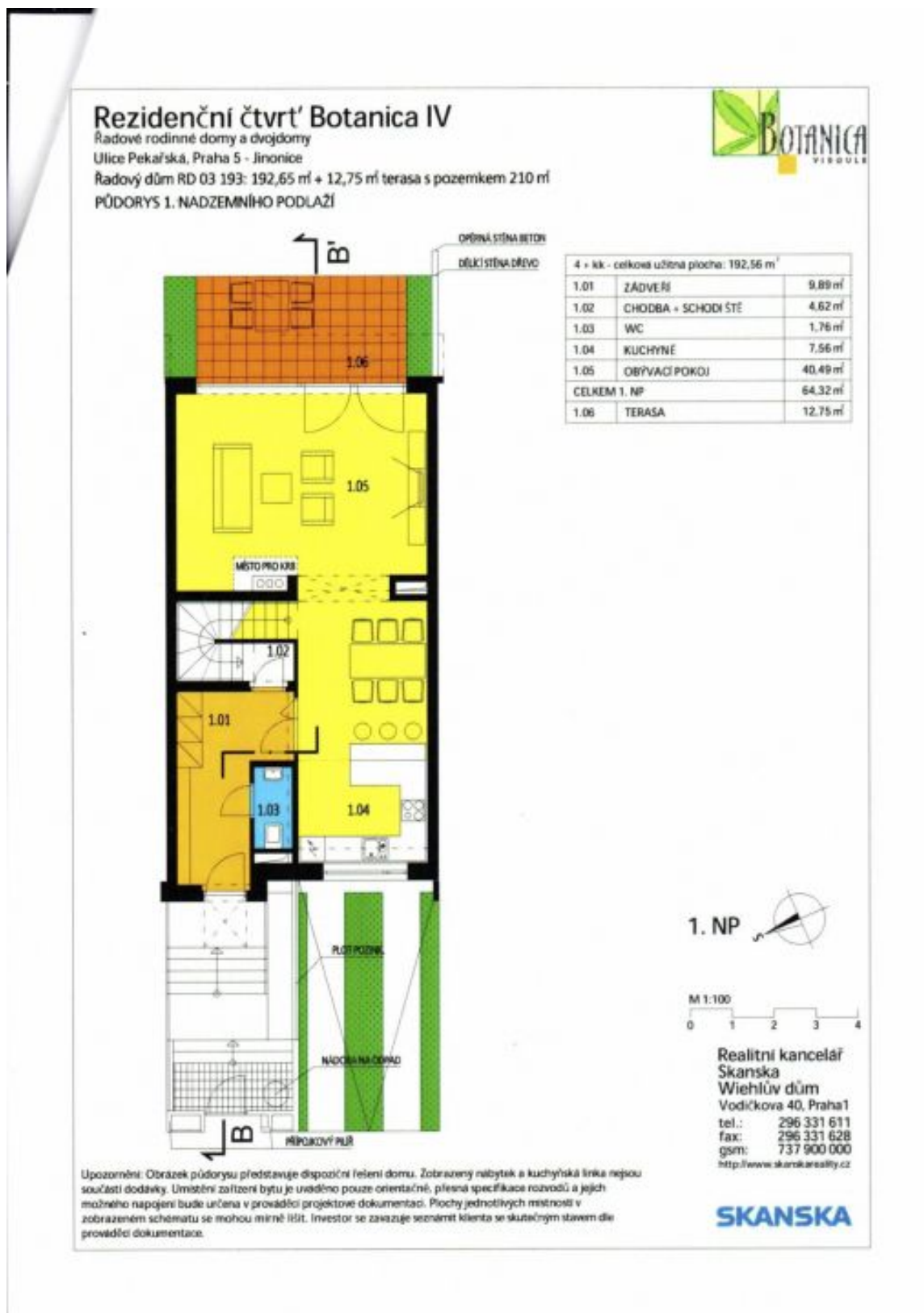


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