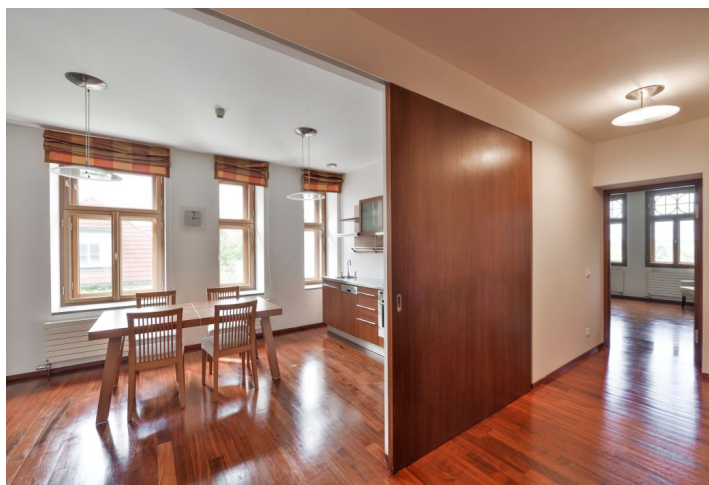




## Apartment Two-bedroom (3+1)

Rented

133 m<sup>2</sup>, Prague 6, Bubeneč, Pod Kaštany





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Rented

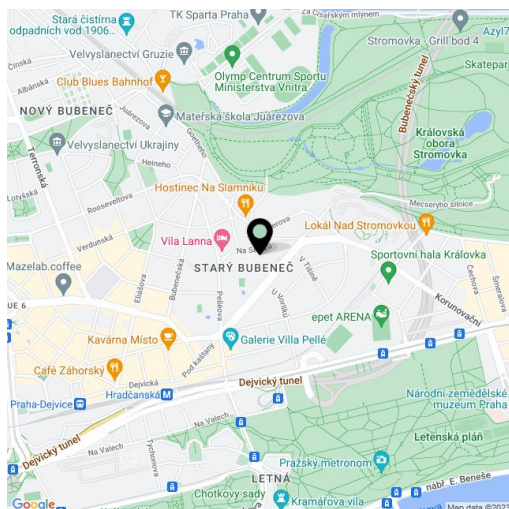
133 m<sup>2</sup>, Prague 6, Bubeneč, Pod Kaštany

Total area	138 m <sup>2</sup>
Floor area*	133 m <sup>2</sup>
Balcony	5 m <sup>2</sup>
Parking	Two garage parking spaces.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	34044
Available from	Immediately

This is a quiet furnished 2-bedroom 2-bathroom apartment with a balcony, on the second floor of the original Modernist villa designed in 1910-1911 by Jan Kotěra, a renown Czech architect. The villa is a part of the VILLA BIANCA residential complex with a 24/7 security, located in the heart of the Prague 6 embassy area, within walking distance of the Stromovka and Letenské sady parks. The gated project features six new villas of contemporary styling anchored by the striking Villa Bianca, surrounded by an English style garden with a pond. Conveniently located for excellent access to the city center, the Blanka tunnel complex, international schools and the airport, just a few min. walk to Hradčanská metro station.

Facing three cardinal directions, the interior includes a living room, a fully fitted kitchen with a dining area, a bedroom with an en-suite bathroom (walk-in shower, sink, toilet), a second bedroom with a west-facing balcony and a private bathroom (bath, sink, toilet), an additional separate toilet, a closet, and an entrance hall.

**Green views, hardwood floors, wooden casement windows, black marble bathroom tiling, built-in storage, Siemens kitchen appliances, security entry door, dishwasher, microwave oven, TV, video entry phone, cellar. Two underground garage parking spaces** are included. Service charges and utilities are billed separately.



\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.