



## House Three-bedroom (4+1)

Rented

140 m<sup>2</sup>, Prague 6, Dejvice, Na Čihadle





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Plot	218 m <sup>2</sup>
Foot print	44 m <sup>2</sup>
Garden	174 m <sup>2</sup>
Parking	Garage and parking on the plot.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	35651
Available from	Immediately

Boasting an exclusive location, this is a refurbished, unfurnished 3-bedroom 2-bathroom townhouse with a front garden and parking. Situated in a quiet street in the prestigious Hanspaulka residential neighborhood, near the lovely Horní Šárka forest park. The location is comfortably reachable by public transportation, with quick access to the city center, the airport and international schools. Located a few min. drive to Bořislavka and Dejvická metro stations, with full amenities in the area.

The ground floor includes a **heated winter garden** at the entrance of the house, a fully fitted eat-in kitchen, a living room, a bathroom with a corner bathtub and a bidet, and a separate toilet. The first floor offers two bedrooms, a toilet, and a small kitchenette. The second floor features a third bedroom, a storage room, and a bathroom with a bathtub and a toilet. There is a cellar with storage space.

Preserved original details, **solid wood parquet floors**, tiles, triple glazed windows, external blinds, new gas boiler, washing machine, dishwasher, induction cooktop, alarm, satellite and Internet connection. A **garage and three parking spaces** on the plot are available. Utilities in the approximate amount of CZK 4000 are billed separately.

