



## House Four-bedroom (5+kk)

Rented

272 m<sup>2</sup>, Praha 3, Žižkov, Plavínova





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Plot	206 m <sup>2</sup>
Foot print	161 m <sup>2</sup>
Garden	45 m <sup>2</sup>
Parking	Double garage.
Garage	Yes
Cellar	-
PENB	B
Reference number	36790
Available from	Immediately

This is a fully furnished 3-bedroom 2-bathroom townhouse with a sauna, in a quiet street in a green residential neighborhood in Žižkov, Prague 3. Located in close vicinity of the Židovské pece and Malešický Parks and the Malešický forest, with full amenities within easy reach, a short walk from a tram stop, about a 20 min. ride to the city center (10 min. by car). The nearest metro stations are Želivského and Palmovka.

The ground floor includes a room suitable for a gym, with a **sauna** and **terrace** access, a toilet / utility room, a large storage room, garage access, and an entrance hall with built-in storage. The first floor features a living room with a working **fireplace**, a dining area, a fully fitted open plan kitchen and a **terrace**, plus a toilet with a bidet. The second floor offers two bedrooms, two bathrooms (**massage shower**, bathtub, bidet, toilet / shower, bidet, toilet) and a huge fitted **walk-in closet**. The third floor consists of an attic bedroom with built-in storage and a toilet.

**Hardwood floors**, tiles, blinds, gas boiler, underfloor heating, washer, dryer, dishwasher, combination oven, wine fridge, central vacuum cleaner, garden furniture, TV, alarm, remote control operated garage door. A **double garage** plus parking in front of the garage is available. Utilities are approx. CZK 6000 per month.

