



## House Six-bedroom (7+kk)

Rented

578 m<sup>2</sup>, Prague 5, Jinonice, U Panské zahrady





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Plot	952 m <sup>2</sup>
Foot print	221 m <sup>2</sup>
Garden	731 m <sup>2</sup>
Parking	Extra large 2-car garage.
Garage	Yes
Cellar	Yes
Service price	Services, elevator fees, and water approx. CZK 5,000/month. Electricity and gas will be transferred to the tenant.
PENB	G
Reference number	3785
Available from	Immediately

This modern freestanding villa with a landscaped garden is located in a modern residential project in a green neighborhood bordering the Vidoule Nature Park, mere steps from the German School. A quiet location with full amenities close-by, in close vicinity of the Prokopské and Dalejské valleys with plenty of recreational opportunities, and within walking distance of bus stops and the Nové Butovice metro station.

**Air-conditioned** and meticulously finished, the home offers modern conveniences including a fully equipped open plan kitchen, built-in wardrobes, cellar storage, walk-in closets, and an elevator that goes from the garage to each of the three floors of the villa. The home offers a large living room with a fireplace, 2 terraces, 3 en-suite bathrooms, a laundry room, and a guest toilet. The upstairs en-suite bedroom is open plan with a kitchenette and terrace access, and can be used as a separate unit.

**Elevator**, french windows, electric blinds, **oak floors**, tiles, marble window sills. Garage parking for two cars. Available from September 2023, maybe earlier upon agreement.

