



## House Five-bedroom (6+1)

440 m<sup>2</sup>, Praha-západ, Průhonice, Šeříková

Rented





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Plot	992 m <sup>2</sup>
Foot print	241 m <sup>2</sup>
Garden	701 m <sup>2</sup>
Parking	Double garage.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	39136
Available from	Immediately

Boasting an outdoor heated pool, a jacuzzi, a sauna, plus a highly desirable location steps from Průhonice Park, this is a 5-bedroom 3-bathroom free standing home with a landscaped garden. Situated in a quiet cul-de-sac in the original residential neighborhood in Průhonice, within walking distance of the UNESCO protected Průhonice Castle and the center of the village offering rich amenities, cafes and restaurants, near the Dendrological Garden. Located within easy reach of the Čestlice business zone with the popular Aquapalace waterpark, and several shopping centers and supermarkets closeby. The Opatov metro station is just a 10 minute bus ride from the center of Průhonice. It is a popular upscale residential location with excellent access to the center of Prague, just a 15 min. drive to the Prague British International School.

The ground floor includes a living room with a **fireplace**, a dining area and access to the **terrace** and **garden** with the **pool**, a fully fitted kitchen, a guest bedroom, a bathroom (walk-in shower, bidet, toilet), a hall with a large **walk-in closet**, and an entrance hall with a built-in wardrobe. The upper floor features four bedrooms, a **balcony**, an en-suite bathroom (walk-in shower, toilet), and a family bathroom (walk-in shower, bathtub, bidet, toilet). There is a finished basement with a hobby room (**56 m<sup>2</sup>**), a wellness zone with a **jacuzzi**, a **sauna** and a bathroom, a laundry / drying room, utility area and a storage room.

Laminated floating floors, tiles, gas heating, dishwasher, alarm that can be connected to the police station, satellite reception, automatic irrigation. **Double garage**. Utilities incl. the garden maintenance: approx. CZK 12,000/month. Available from June 1, 2021 (the house is being renovated, the photos do not reflect the current state of the house).

