



## House Eight-bedroom (9+1)

Sold

420 m<sup>2</sup>, Prague 6, Dejvice





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Total area	420 m <sup>2</sup>
Plot	1 069 m <sup>2</sup>
Foot print	169 m <sup>2</sup>
Garden	900 m <sup>2</sup>
Floor area	366 m <sup>2</sup>
Terrace	54 m <sup>2</sup>
Parking	Double garage
Garage	Yes
Cellar	-
PENB	B
Reference number	39212

This modern three-story air-conditioned villa with an outdoor pool is located in the beautiful surroundings of the Šárka Valley right next to a forest. A quiet location with quick connections to the city center and international schools.

The house is situated on a slope surrounded by greenery and offers 9 rooms, 4 bathrooms, a kitchen, and plenty of storage space. The second floor with an entrance to the house at street level consists of a **spacious living room with a dining area** and terrace, a fully equipped kitchen with a pantry, a guest toilet, a hall with access to the terrace, and an entrance hall with built-in wardrobes. On the mezzanine floor is a walk-in wardrobe and access to the **garage for two cars**. The first floor consists of four bedrooms, three bathrooms, and a dressing room. The ground floor has two bedrooms, a study, a living room with a kitchen and access to a **covered terrace** and garden with a swimming pool, a bathroom, two dressing rooms, and a laundry room with utility facilities.

The high standard facilities include air-conditioning, **wooden parquet floors**, heated tiles, French windows, blinds, a fully equipped modern kitchen, and an alarm connected to a central station. **The outdoor 4x8 m pool** is heated. Approved for living in 2012.

The **Global Concept Montessori School** is close to the house and there are great connections to **international schools in Prague 6**, such as the ISP international school (only a five-minute drive). The neighborhood provides complete civic amenities and easy bus connections to the Dejvická metro station.

Interior 366 m<sup>2</sup>, terraces 39 m<sup>2</sup> and 15 m<sup>2</sup>, built-up area 169 m<sup>2</sup>, garden 900 m<sup>2</sup>, land 1,069 m<sup>2</sup>.

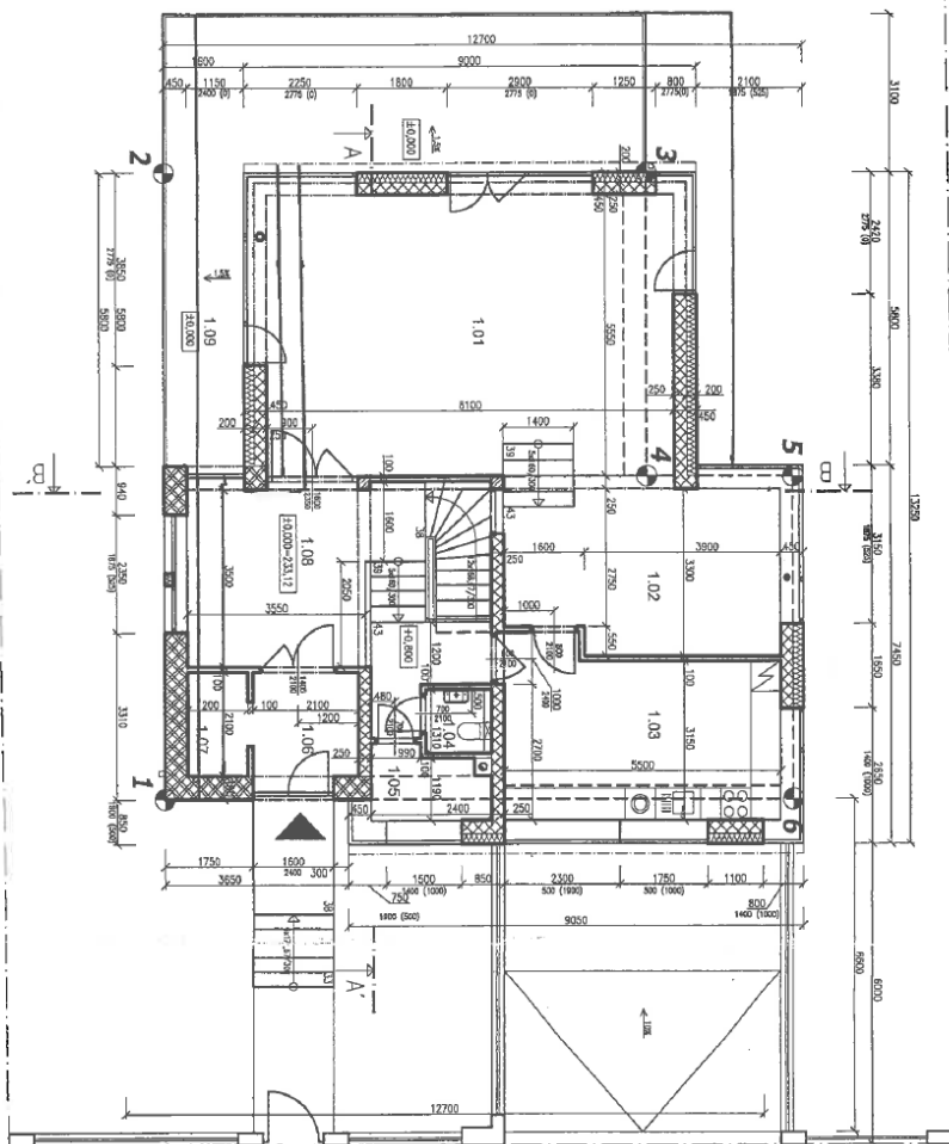
In addition to regular property viewings, we also offer real-time video viewings via WhatsApp, FaceTime, Messenger, Skype, and other apps.



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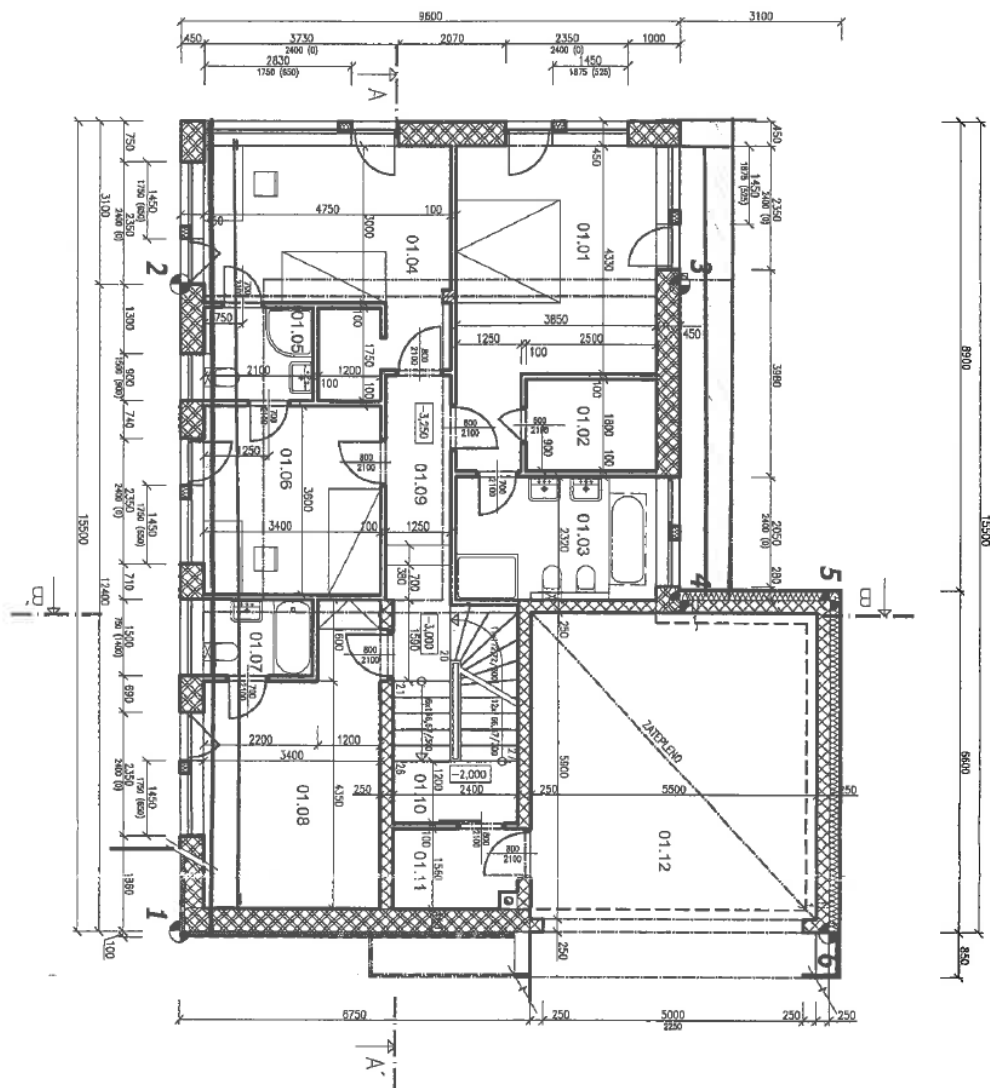




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