



## House Four-bedroom (5+1)

Sold

215 m<sup>2</sup>, Praha 6, Dejvice, Na Viničních horách





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Plot	730 m <sup>2</sup>
Foot print	72 m <sup>2</sup>
Garden	658 m <sup>2</sup>
Parking	Garage
Garage	Yes
Cellar	Yes
PENB	G
Reference number	42477

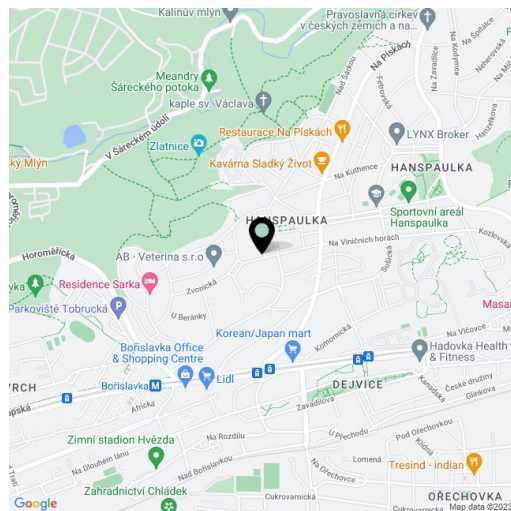
This half of a semi-detached house suitable for reconstruction with a 730 sq. m. plot is located in one of the most elegant districts of Prague 6, Hanspaulka, home to a large number of architecturally significant villas.

The ground floor now has a living room, a separate kitchen, an entrance hall, a toilet, and a vestibule. Upstairs, there are 3 rooms (1 of which is walk-through), a bathroom, and a toilet. The attic consists of a large open space, a bathroom, and a kitchenette. The basement contains the original **garage**, a boiler room, a laundry room, and a cellar.

The house was built in the middle of the 20th century and is in a condition that necessitates a complete reconstruction, and a potential extension can be discussed with the building office. Heating is by a gas boiler. The house has a **garden with a pleasant southeast orientation**.

An amazing location, on a **quiet side street**, just a few minutes' walk from a kindergarten and elementary school, a pharmacy, or a grocery store. There is a bus stop nearby, and you can **walk to a metro station** and the new **Bořislavka shopping center** in about 15 minutes. You can quickly get to the Prague Ring Road and the airport by car. The large **Šárka Valley and Divoká Šárka** nature parks are perfect for walks or bike rides.

Usable area 215 m<sup>2</sup>, built-up area 72 m<sup>2</sup>, garden 658 m<sup>2</sup>, land 730 m<sup>2</sup>.

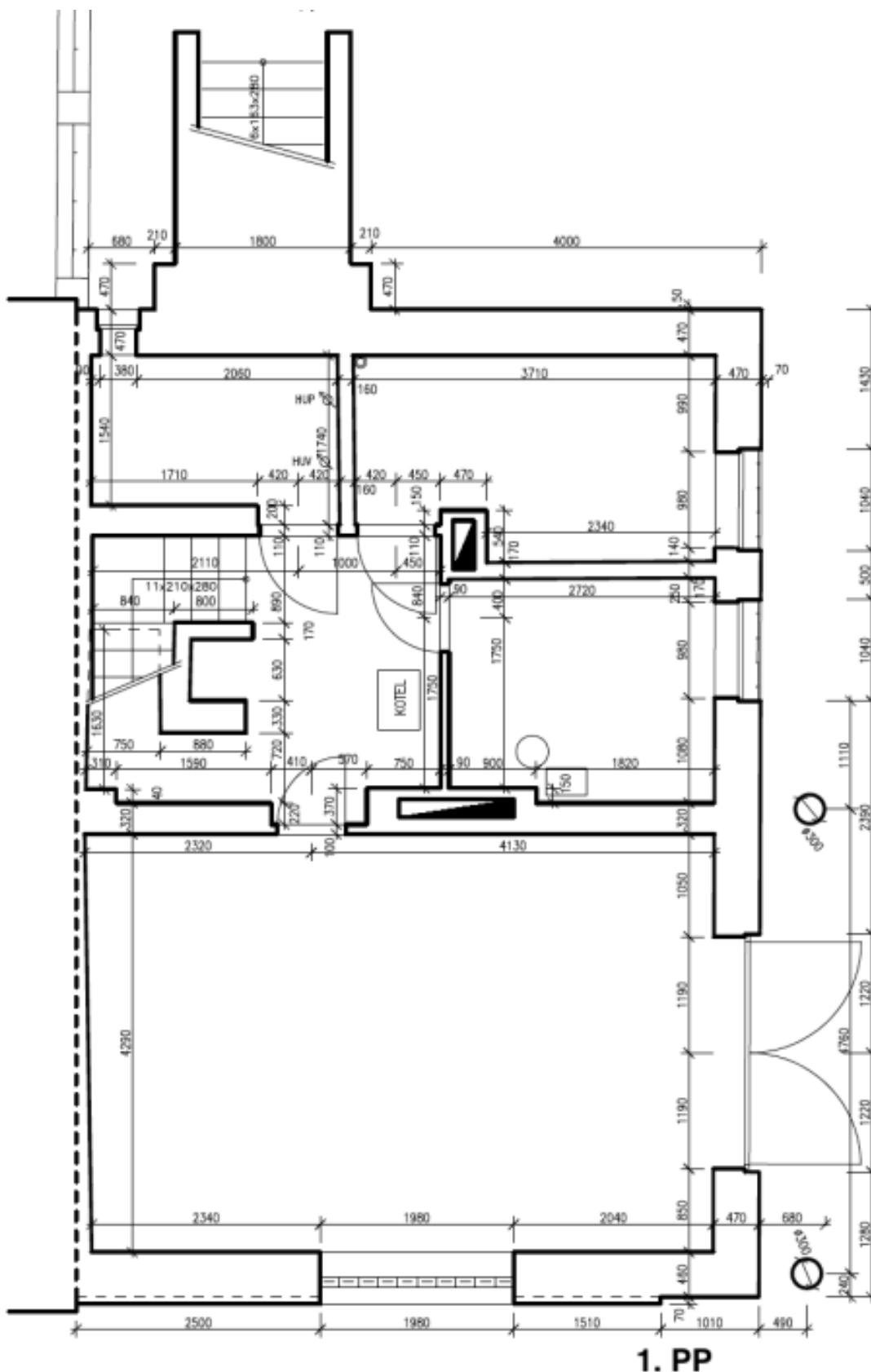




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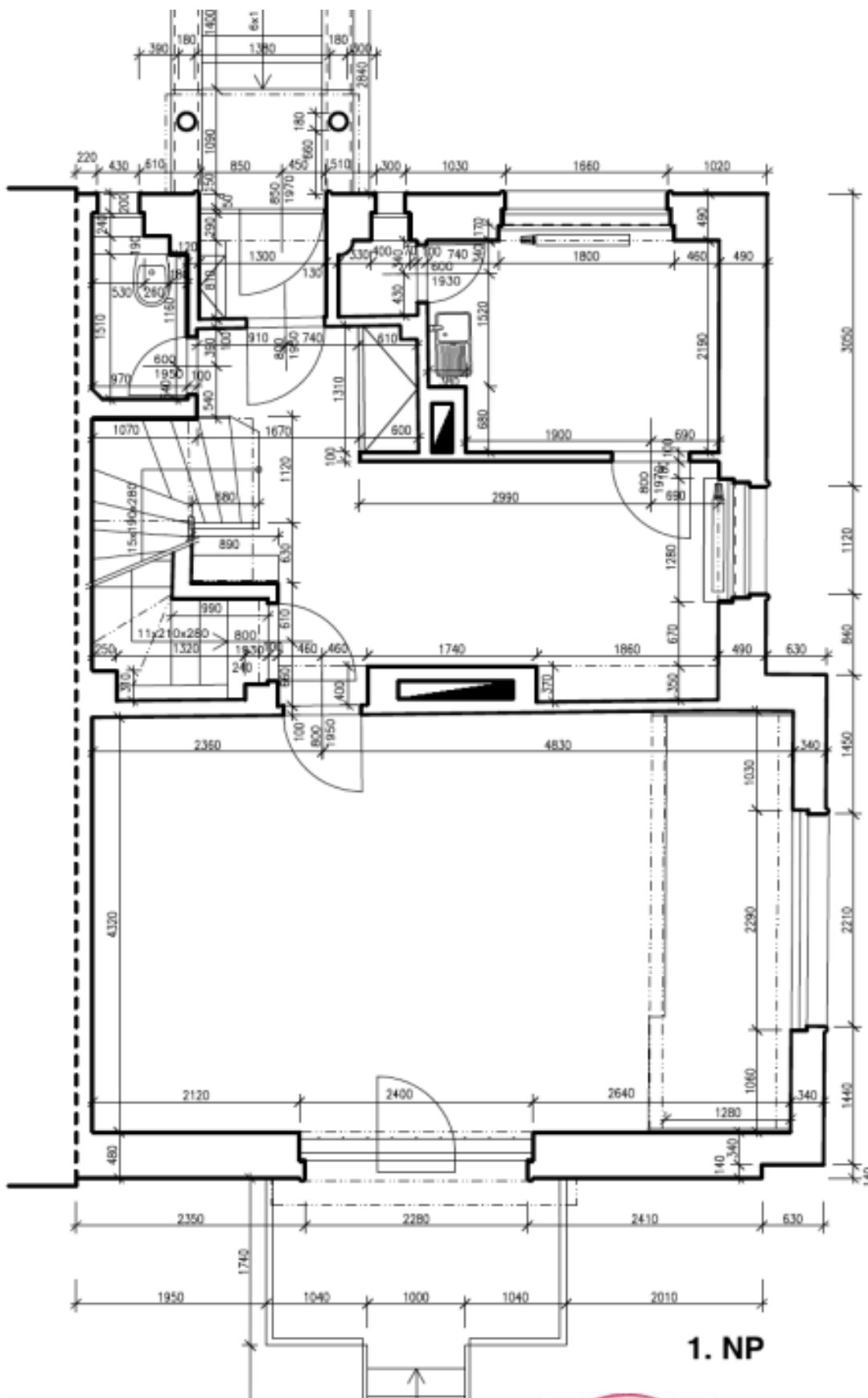




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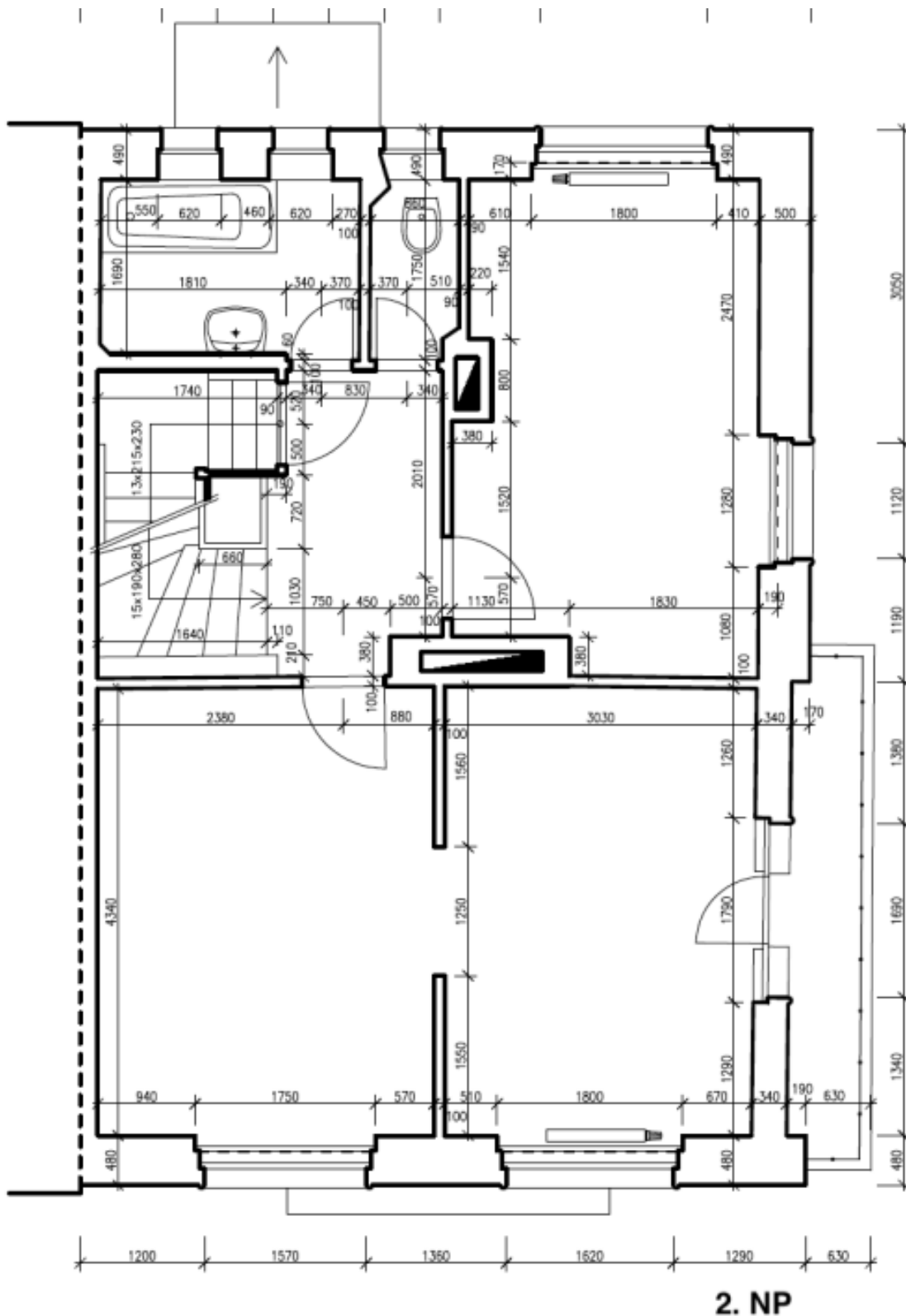




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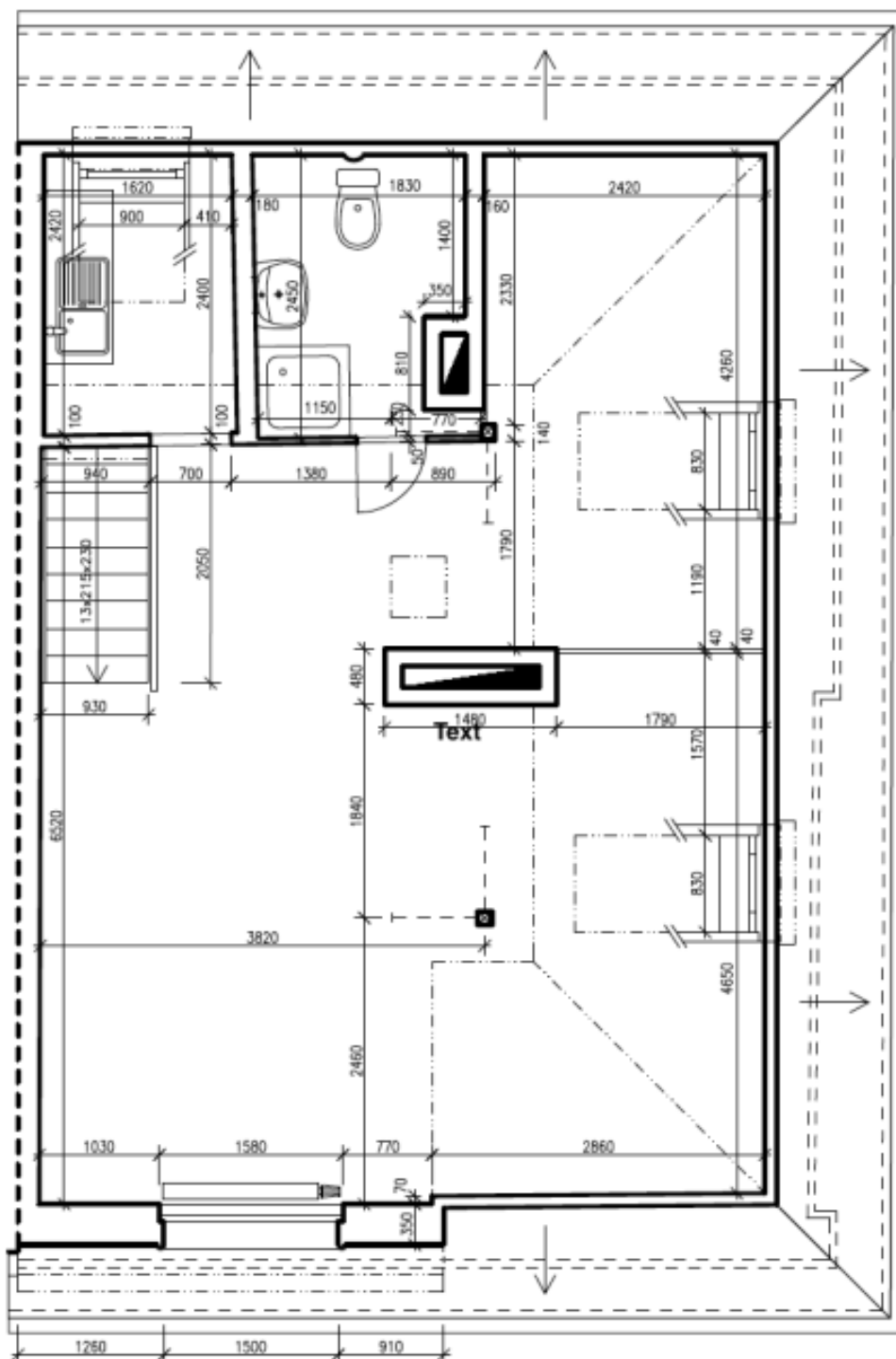




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**Podkroví**