



## Apartment Three-bedroom (4+kk)

Rented

147 m<sup>2</sup>, Prague 6, Bubeneč, Pod Kaštany





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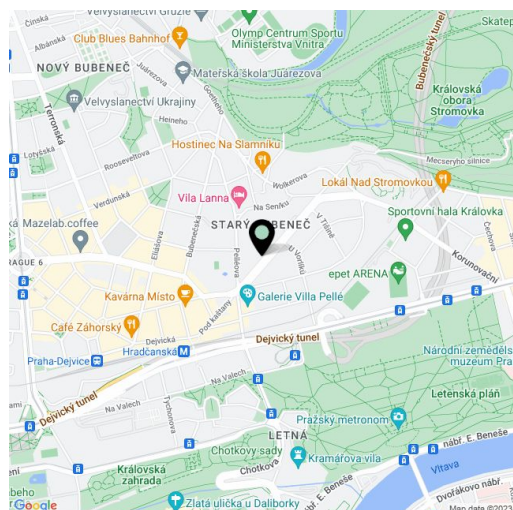
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Total area	147 m <sup>2</sup>
Parking	Two garage parking spaces.
Garage	Yes
Cellar	Yes
Service price	Monthly deposit for services, water, and heating: CZK 15,000. Electricity is billed separately.
PENB	B
Reference number	43845
Available from	Immediately

This refurbished 3-bedroom 2-bathroom apartment is situated on the ground floor of the VILLA BIANCA residential complex with a 24/7 reception and security. Located in the heart of the Prague 6 embassy area, within walking distance of the Stromovka and Letenské Sady parks. The gated project features six new villas in a contemporary style anchored by a striking original Modernist villa designed by Jan Kotěra in 1910-1911, surrounded by an English style garden. Excellent access to the city center, international schools, and the airport, only a few minutes' walk to the Hradčanská metro station with full amenities and services in the area.

The interior features a living room with a fully fitted custom-made open plan kitchen and dining area, a master bedroom with an en-suite bathroom (bathtub, toilet), two bedrooms, and a shared bathroom (walk-in shower). There is a separate toilet, a fitted **walk-in closet**, a utility room, and an entrance hall with large built-in wardrobes.

**Hardwood floors**, tiles, ample built-in storage space, designer light fixtures, central heating, washer, dryer, Siemens kitchen appliances, dishwasher, induction cooktop, microwave oven, TV, video entry phone, **cellar**. **Two garage parking spaces** are included.



\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.