



## House Four-bedroom (5+kk)

€ 3 388 | CZK 85 000

350 m<sup>2</sup>, Prague 5, Jinonice, U Dětského hřiště





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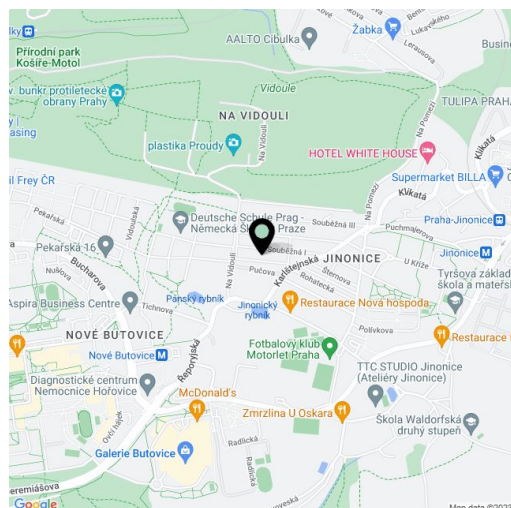
350 m<sup>2</sup>, Prague 5, Jinonice, U Dětského hřiště

|                  |  |
|------------------|--|
| Plot             | 358 m <sup>2</sup>                                       |
| Foot print       | 146 m <sup>2</sup>                                       |
| Garden           | 212 m <sup>2</sup>                                       |
| Parking          | Double garage.   |
| Cellar           | -  |
| Service price    | Deposit for utilities incl.<br>Internet CZK 9,500/month. |
| PENB             | C  |
| Reference number | 5836   |
| Available from   | Immediately  |

**High quality semi-detached villa set in a quiet green residential neighborhood next to a protected park, close to the German School and Jinonice and Nové Butovice metro stations (a 10 min. walk).**

The ground floor has a living room with a **fireplace** and a fully fitted open plan kitchen plus access to the **patio and garden**, 1 bedroom, a shower bathroom, and access to the garage. On the first floor there are 3 bedrooms—a master bedroom with a walk-in closet and an en-suite bathroom, two bedrooms with a shared balcony, a 3rd bathroom, a closet, and a 28 m<sup>2</sup> **terrace**. In the basement is a social room with a fireplace, a fitness room with a **sauna** and shower, a separate toilet, and a storage and utility room.

**Hardwood oak floors** and doors, gas boiler, Italian marble (fireplace) and tiles (bathrooms) Marazzi, Laufen fittings, built-in wardrobes in each room, garden automatic irrigation, video entry phone, alarm, satellite TV connection.





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## 1.PP

### LEGENDA MÍSTNOSTÍ

| ČÍSLO              | NÁZEV MÍSTNOSTI   | PLOCHA               |
|--------------------|-------------------|----------------------|
| 001                | chodba            | 6.86 m <sup>2</sup>  |
| 002                | WC                | 2.15 m <sup>2</sup>  |
| 003                | sklad             | 3.97 m <sup>2</sup>  |
| 004                | komora            | 1.84 m <sup>2</sup>  |
| 005                | posilovna + sauna | 29.47 m <sup>2</sup> |
| 006                | vinárna           | 49.13 m <sup>2</sup> |
| 008                | kotelna           | 1.12 m <sup>2</sup>  |
| 009                | schodiště         | 4.47 m <sup>2</sup>  |
| Σ PLOCHA MÍSTNOSTÍ |                   | 99.01 m <sup>2</sup> |





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## 1.NP

### LEGENDA MÍSTNOSTÍ

| ČÍSLO              | NÁZEV MÍSTNOSTI | PLOCHA                |
|--------------------|-----------------|-----------------------|
| 101                | zábaví          | 5.06 m <sup>2</sup>   |
| 102                | schodiště       | 5.06 m <sup>2</sup>   |
| 103                | předsíň         | 11.11 m <sup>2</sup>  |
| 104                | sprcha + wc     | 3.13 m <sup>2</sup>   |
| 105                | pokoj           | 12.61 m <sup>2</sup>  |
| 106                | kuchyně         | 10.73 m <sup>2</sup>  |
| 107                | obývací pokoj   | 51.79 m <sup>2</sup>  |
| 108                | garáž           | 35.77 m <sup>2</sup>  |
| 109                | schodiště       | 4.27 m <sup>2</sup>   |
| 110                | terasa          | 12.54 m <sup>2</sup>  |
| Σ PLOCHA MÍSTNOSTÍ |                 | 152.07 m <sup>2</sup> |

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| ČÍSLO                     | NÁZEV MÍSTNOSTI | PLOCHA                      |
|---------------------------|-----------------|-----------------------------|
| 201                       | schodiště       | 2.31 m <sup>2</sup>         |
| 202                       | chodba          | 10.47 m <sup>2</sup>        |
| 203                       | ložnice         | 16.14 m <sup>2</sup>        |
| 204                       | šatna           | 6.32 m <sup>2</sup>         |
| 205                       | koupelna        | 8.26 m <sup>2</sup>         |
| 206                       | předstí         | 3.67 m <sup>2</sup>         |
| 207                       | ložnice         | 16.44 m <sup>2</sup>        |
| 208                       | ložnice         | 18.64 m <sup>2</sup>        |
| 209                       | sprcha + wc     | 3.68 m <sup>2</sup>         |
| 210                       | komora          | 2.42 m <sup>2</sup>         |
| 211                       | balkon          | 6.08 m <sup>2</sup>         |
| 212                       | terasa          | 28.39 m <sup>2</sup>        |
| 213                       | schody          | 4.52 m <sup>2</sup>         |
| <b>Σ PLOCHA MÍSTNOSTÍ</b> |                 | <b>127.34 m<sup>2</sup></b> |



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### SITUACE

