



## House Four-bedroom (5+kk)

340 m<sup>2</sup>, Prague 6, Nebušice, Malý dvůr

Rented

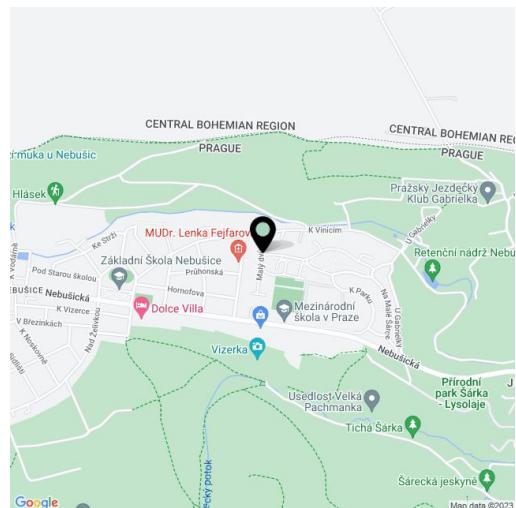




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**Rented**340 m<sup>2</sup>, Prague 6, Nebušice, Malý dvůr

Plot	1197 m <sup>2</sup>
Foot print	222 m <sup>2</sup>
Garden	975 m <sup>2</sup>
Parking	Double garage.
Garage	Yes
Cellar	-
Service price	Monthly deposit of CZK 15,000 for community service charges, garbage collection, water, electricity, and gas.
PENB	G
Reference number	20339
Available from	Immediately



This unfurnished freestanding house is part of the Malá Šárka subdivision built around the International School of Prague, and surrounded by plenty of greenery. Situated in a quiet and green Prague 6 residential neighborhood ideal for family living, benefiting from easy reach of both the countryside and city life, 20 min. by public transportation to the city center. Located a few min. drive from the Bořislavka metro station, near the airport, and close to a supermarket, tennis courts, and other local amenities.

The ground floor includes a living room with a fireplace and access to the terrace, a fully fitted and equipped kitchen, a guest toilet, and an entry hall with a closet and access to the garage. There is also a guest suite incl. one bedroom, a bathroom with a walk-in shower and whirlpool bathtub, and a toilet. The upper floor features three bedrooms, four walk-in closets, two bathrooms (bathtub/shower), a large playroom with a kitchenette, and a guest toilet.

Pantry with a 150x150x200 cm fridge, built-in storage, wooden and tile floors, gas boiler, washer, dryer, automatic irrigation, gazebo with a small cellar. Double garage plus parking in front of the garage. Local community streets are serviced by private road maintenance. Unfurnished.