



## House Four-bedroom (5+kk)

130 m<sup>2</sup>, Brno-venkov, Čebín, Čebín

Rented





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Plot	360 m <sup>2</sup>
Foot print	75 m <sup>2</sup>
Garden	270 m <sup>2</sup>
Parking	Three parking spaces in front of the house
Cellar	-
PENB	B
Reference number	44157
Available from	Immediately

This is a modern low energy semi furnished 4-bedroom 2-bathroom two story semidetached house with a garden and allotted parking, in a quiet street. Located in a green area close to the Veverří Castle, the Brno dam and the Porta coeli Monastery, with bus and train connections, and good access to Brno - 20 km. There is a kindergarten, a primary school, a post office, a playground and full amenities within easy reach.

The ground floor includes a spacious living room with a fully fitted open plan kitchen and **garden** access, a study, a utility room, a bathroom with a walk-in shower and a toilet, and an entrance hall. The upper floor offers three air-conditioned bedrooms with built-in wardrobes, a storage room, and a bathroom with a bathtub and a toilet. There is also attic storage space (approx. 20 m<sup>2</sup>).

Vinyl floors, tiles, **air-conditioning** with a heating option via a heat pump, camera system, alarm, rainwater storage tank connected to the flushing system and garden irrigation, underfloor heating, triple glazed windows, security entry door, electric boiler heating system, garden house. **Parking** for up to 5 cars. Utilities are CZK 5,000 per month.

