



## Apartment Four-bedroom (5+1)

Rented

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





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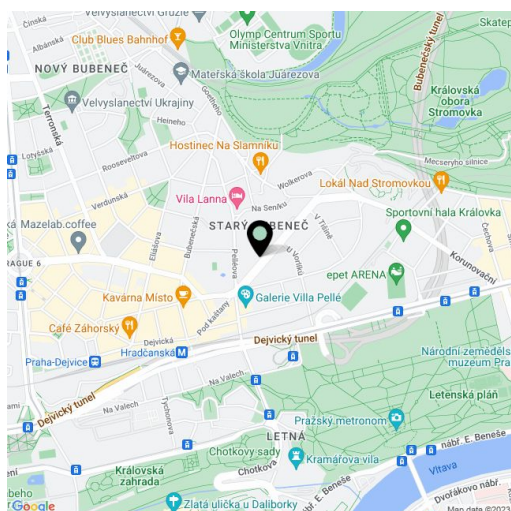
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Total area	207 m <sup>2</sup>
Floor area*	193 m <sup>2</sup>
Terrace	14 m <sup>2</sup>
Parking	Two garage parking spaces.
Garage	Yes
Cellar	Yes
PENB	G
Reference number	12184
Available from	Immediately

Wonderfully located rental opportunity in Prague. This is a spacious, unfurnished 4-bedroom 2-bathroom flat with a study, a terrace and direct access to a shared landscaped garden. Situated on the ground floor in the VILLA BIANCA residential complex with 24/7 reception and security, located in the heart of the Prague 6 embassy area, within walking distance of the Stromovka and Letná Parks. The gated project features six new villas of contemporary styling anchored by a striking original Modernist villa designed by Jan Kotěra in 1910-1911, surrounded by an English style garden. Location with excellent access to the city center, international schools and the airport, a few minute walk to Hradčanská metro station.

The apartment consists of an entrance hall, a spacious living room with a private covered **terrace**, a fully fitted and equipped kitchen with a pantry and an adjoining large dining area, four bedrooms, plus a study or a TV room, two bathrooms (one is en-suite), an additional separate toilet, **two walk-in closets**, and a separate laundry room.

**Tropical wood parquet floors**, built-in wardrobes, blinds, washing machine, video entry phone, **cellar**, security cameras. Included are **two parking spaces** in the underground **garage**. Monthly deposit for service charges and utilities is CZK 20,500. The apartment is UNFURNISHED.



\* 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.