



**140,000 CZK/per month**

+ CZK 15.000 for utilities including energies

**Luxurious vill with garden for rent: Praha 5 - Košíře, Musílkova**  
Musílkova, Praha 5

registration number	<b>5860</b>
type of contract	<b>rent</b>
area	<b>442 sqm</b>
floor	<b>ground floor</b>
terrace	<b>yes</b>
PENB energy label	<b>C</b>

property type	<b>house</b>
property subtype	<b>detached house</b>
land area	<b>400 sqm</b>
balcony	<b>yes</b>
parking	<b>garage</b>
available from	<b>01.07.2025</b>

We offer for rent a luxurious four-storey villa of 442 sqm with a 300 sqm garden and terraces in a gently sloping sunny terrain in a quiet residential area of Prague 5 - Košíře, with all amenities and good transport infrastructure. The high-standard house offers a total of 5 bedrooms, 5 bathrooms and a separate apartment unit. On the ground floor there is a guest bedroom with access to the terrace, a bathroom with a shower, toilet and bidet and a dressing room with built-in wardrobes. On the first floor there is one bedroom with a private bathroom with a bathtub, shower, two washbasins, toilet and bidet and a dressing room, two more bedrooms (both with a dressing room), a bathroom with a bathtub and a separate toilet and a study/bedroom. On the second floor there is a spacious living room with a fireplace, a kitchen with all appliances and a dining room with direct access to the terrace with a view of the garden, a bathroom with a shower, toilet and bidet. On the lowest floor there is a second living room with a kitchenette and access to the terrace and garden, as well as a laundry room, storage room, utility room with shower and toilet and a separate toilet. The house can be divided into two separate apartment units. The house uses high-quality materials (exposed concrete, marble, fine wood, wooden beams), and the equipment includes wooden floors, outdoor electric blinds, built-in wardrobes and bookcases, interior lighting of wardrobes, central air conditioning and ventilation system, elevator and parking in the garage for 2 cars. Location with excellent transport accessibility by car and public transport. Within walking distance of the tram and bus stop with a quick connection to the Anděl metro station, to the Nový Smíchov shopping center and also to the German School and the French School, conveniently accessible by car to the highway and Václav Havel Airport. There are complete civic amenities in the area - shops, restaurants, supermarkets, playgrounds, tennis courts, golf course and nature parks Klamovka, Kavalírka and Cibulka. Available to move in from July 1, 2025.