



## House Five-bedroom (6+1)

348 m<sup>2</sup>, Praha-východ, Měšice, Nová

Sold





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Usable area	348 m <sup>2</sup>
Plot	3 444 m <sup>2</sup>
Foot print	187 m <sup>2</sup>
Garden	3 257 m <sup>2</sup>
Floor area	344 m <sup>2</sup>
Loggia	4 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	G
Reference number	17274

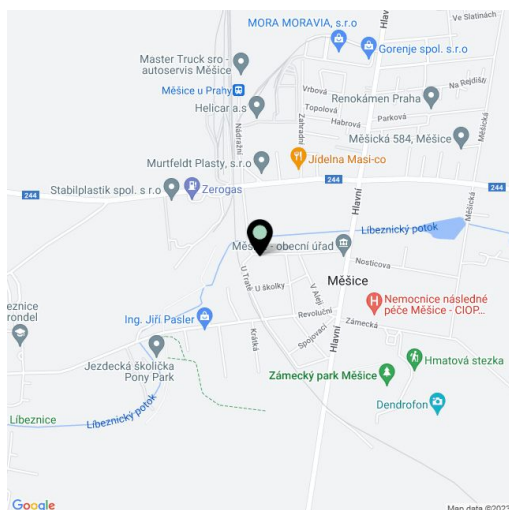
**Family villa built in 1926 with a large garden boasting mature trees and a live-in atelier house in a quiet private part of Měšice, a town just 2 km from the border of Prague.**

The villa underwent a sensitive renovation in 1997 during which original features were preserved. The ground floor features the house entrance with a living room and kitchen, all with access to the garden; the ground floor also features a bedroom with a balcony, a bathroom, toilet and a laundry room. The upstairs of the house features three bedrooms and a bathroom with toilet. The Attic, with a ceiling height of 230 cm, is currently being used as an extra bedroom. The villa has a partial basement with technical facilities and also other space suitable for a fitness area or sauna.

Amenities include central heating with a condensing boiler and additional floor heating, tile and solid wood flooring, an electronic security system, new roof, free standing **garage with parking for one car** and additional parking outside.

The house is located 2 km from the border of Prague. The town offers good public amenities including a school and kindergarten, a park, bike paths, and excellent transport links, Letňany metro is 5 km away.

Interior of the house 340 m<sup>2</sup> , atelier house 65 m<sup>2</sup> , garden 3257 m<sup>2</sup> , plot 3444 m<sup>2</sup> .





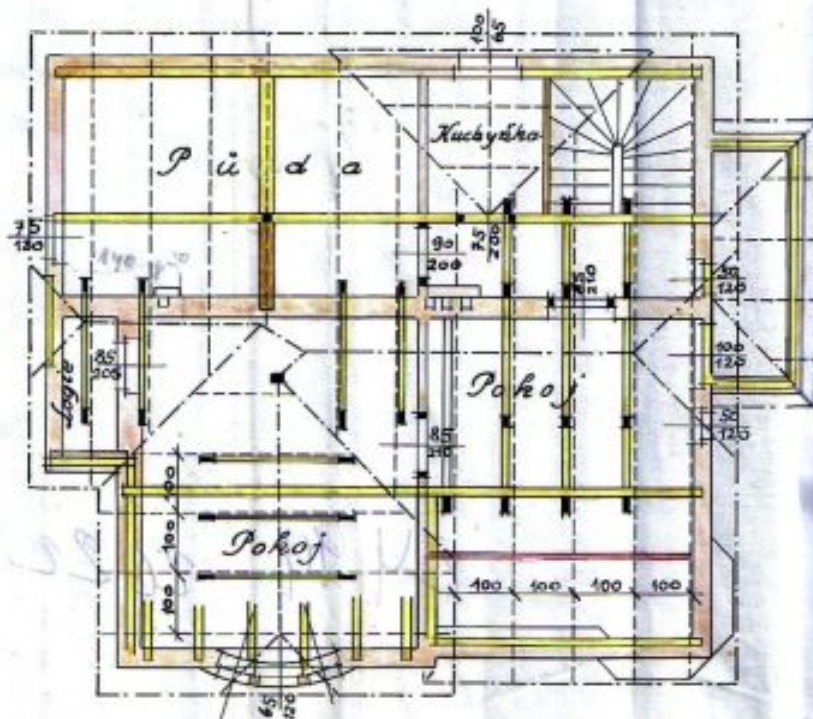
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POHLED SEV-VÝCH.



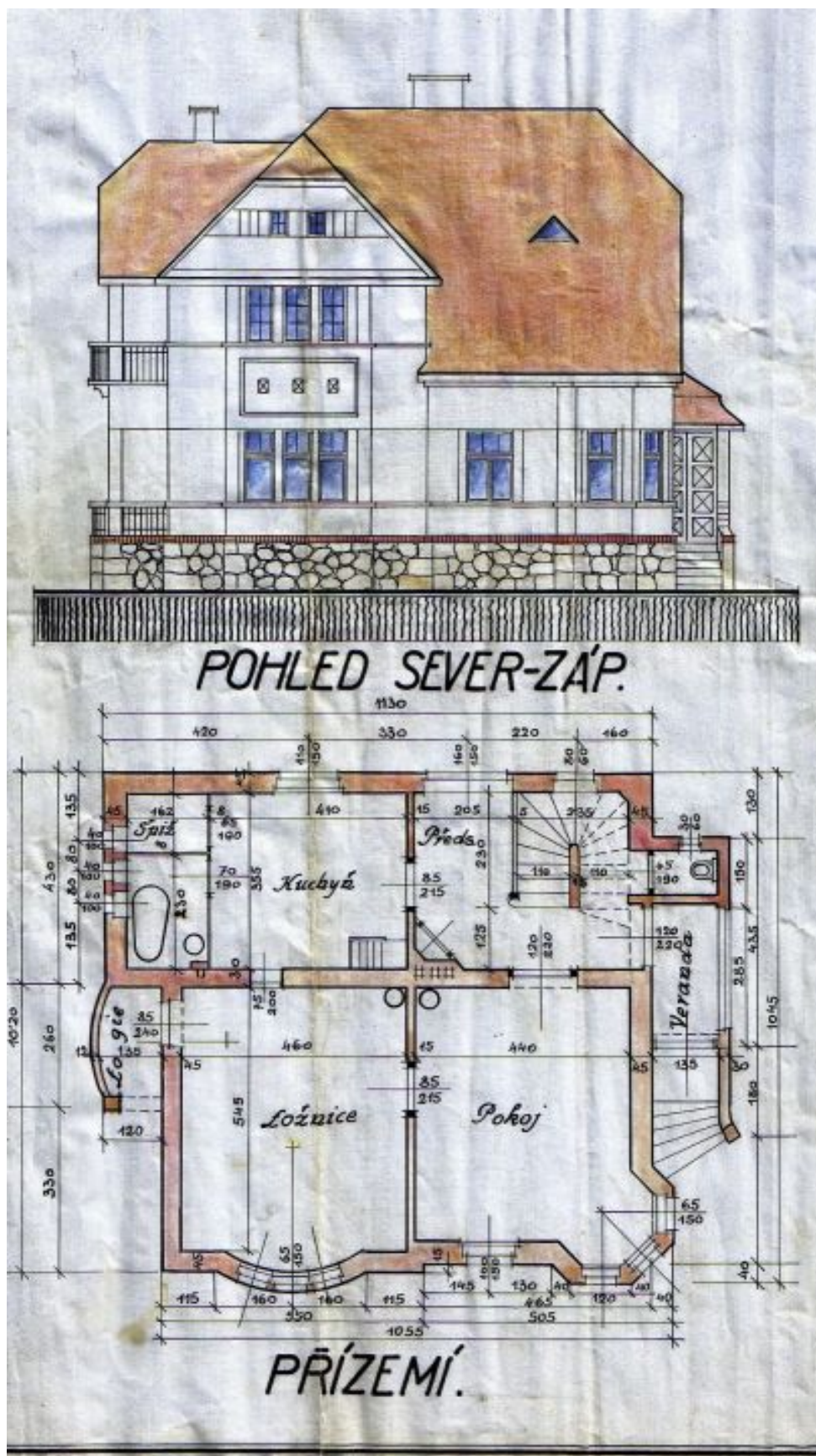
PODKROVÍ - KROV.



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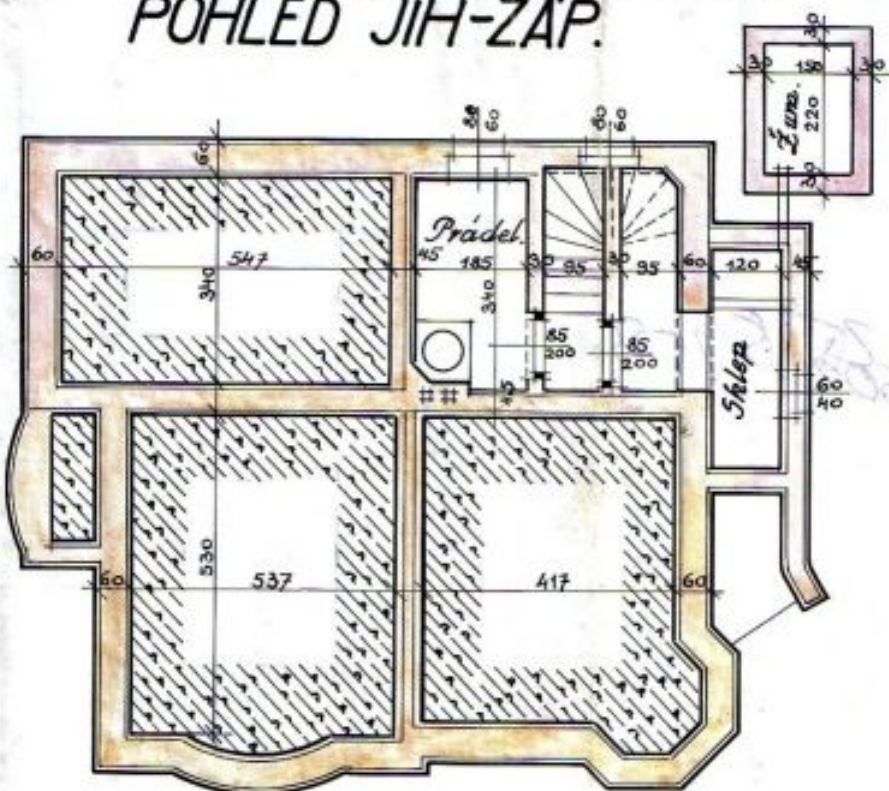
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POHLED JIH-ZÁP.



ZÁKLADY - SKLEP.