



## House Four-bedroom (5+1)

Sold

448 m<sup>2</sup>, Praha-západ, Loděnice u Berouna, Chrusterenice





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Plot	1 319 m <sup>2</sup>
Foot print	243 m <sup>2</sup>
Garden	1 076 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	A
Reference number	18361

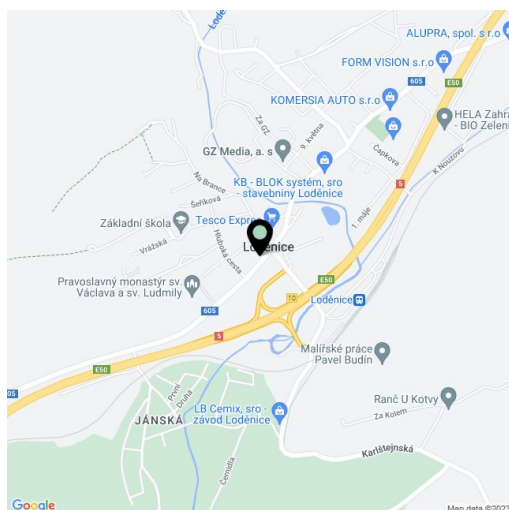
**Low-energy family house with an indoor pool, mature landscaped garden and views of the valley of the Berounka River; near Křivoklát Forest just 10km from Prague on the D5 motorway.**

The ground floor has a spacious living room with French windows that open to the garden, a kitchen, study, pool hall, to which there is access from all living rooms and a toilet. The upstairs features 3 bedrooms, 2 bathrooms, and a dressing room. The basement houses the technical facilities. Complete with a **garage for 4 cars**.

The house is heated by a gas boiler and radiators, while the pool hall, which also includes a separate shower and toilet, has a heated floor. **Air-conditioning** in most rooms, central vacuum system, extensive irrigation system around the property, electric fireplace, **swimming pool of 8 x 3.80 m with a waterfall, counter and light features**.

The village of Chrusterice is close to Loděnice u Berouna and features basic amenities.

Interior 448 m<sup>2</sup>, built-up area 243 m<sup>2</sup>, 1002 m<sup>2</sup> garden, arable land 74 m<sup>2</sup>.



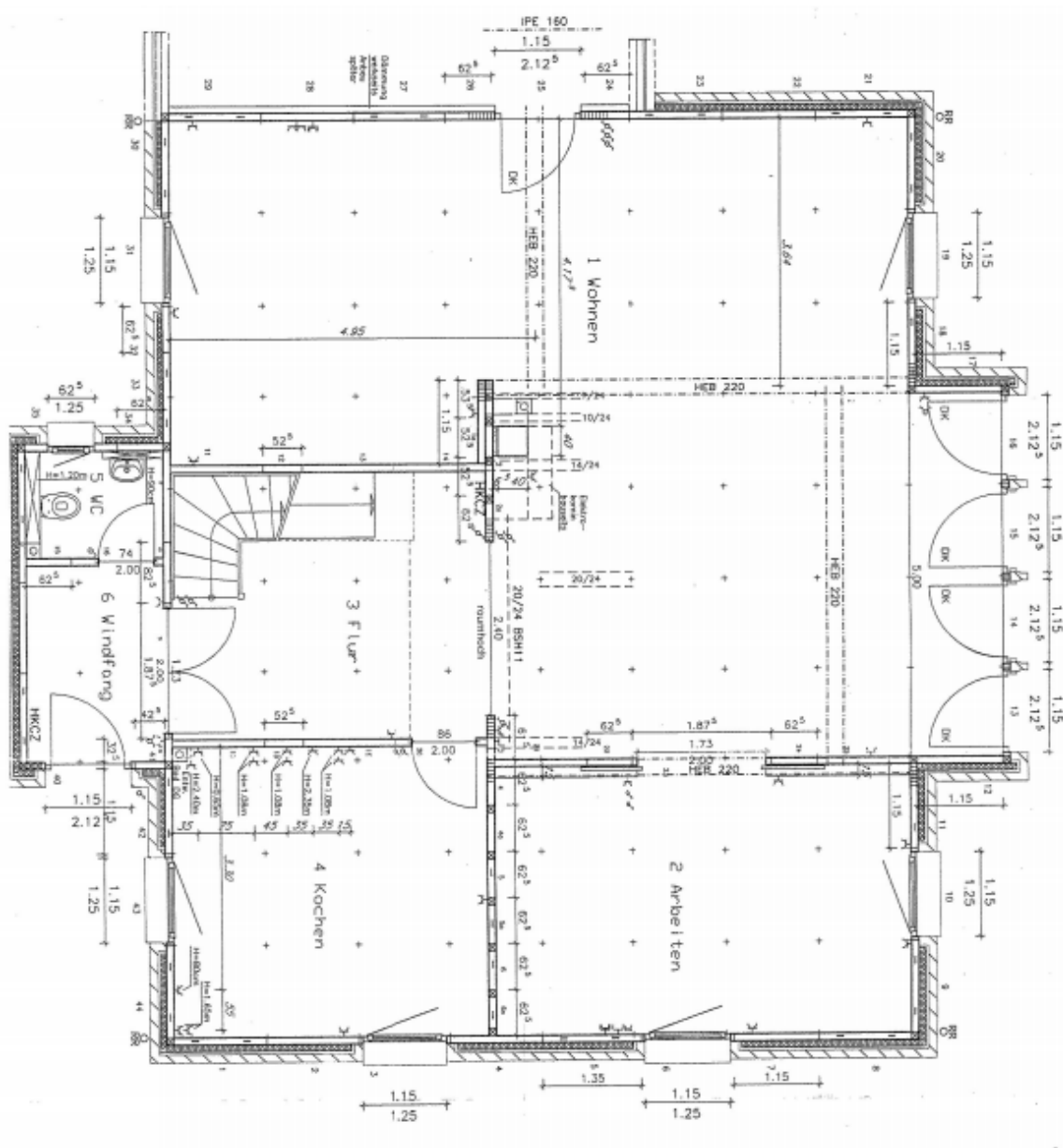




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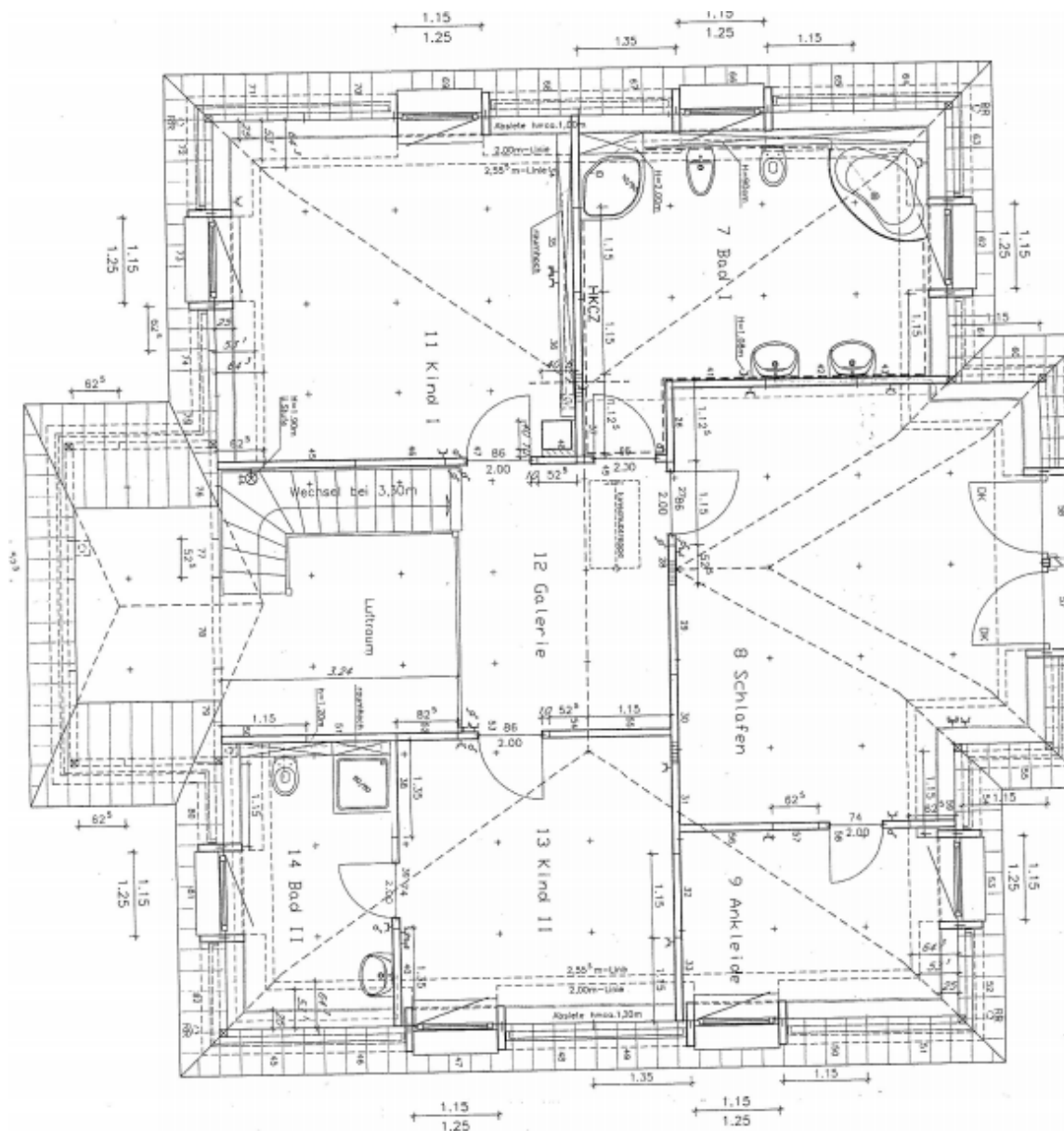




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