



## House Twelve-bedroom (13+1)

Sold

468 m<sup>2</sup>, Praha-západ, Roztoky, Bělina





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Plot	1 249 m <sup>2</sup>
Foot print	433 m <sup>2</sup>
Garden	816 m <sup>2</sup>
Parking	Double-garage for 2 cars
Garage	Yes
Cellar	-
PENB	C
Reference number	19032

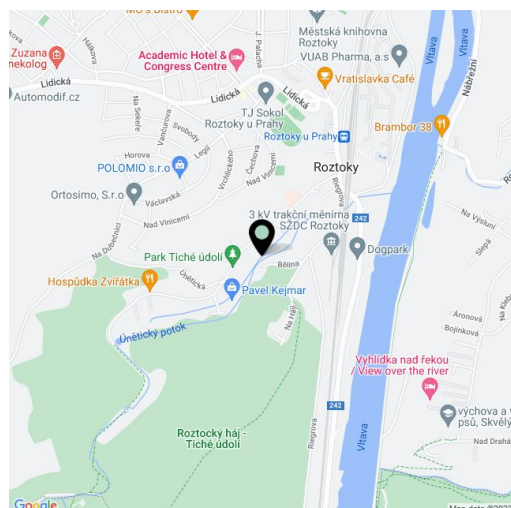
**A lovely house with a heated indoor swimming pool, situated in a quiet and romantic location of the Tiché údolí and Roztocký háj nature reserves in Roztoky on the left bank of the Vltava River.**

The layout of the house offers three floors consisting of 13 rooms, a kitchen, a dining room, and sanitary facilities. On the ground floor there is a foyer, central hall, 4 bedrooms, 2 bathrooms, a separate WC, a utility room, a workshop, and a **heated indoor pool**. The second floor can be accessed by stairs from the ground floor or from the terrace connected to the garden, and consists of a fully equipped kitchen, a dining room, a living room, a study, 2 lounges, a hall, and a covered terrace / sunroom. The top floor of the house consists of 2 rooms, a walk-in closet, a large bathroom, a separate WC, and a terrace with a shower. The house also has a **garage for 2 cars and a garden gazebo with a grill and hot tub**.

The house features wood and tile floors, wooden and plastic windows, and fireplaces. Heating is provided by a gas boiler and gas central heating.

The pleasant location has good transport connections to Prague (a 5-minute walk to the train or bus, or 30 minutes by car to the center), with a full spectrum of amenities. There are kindergartens, schools, hospital, cafes, restaurants, and a library nearby.

Usable area 468 m<sup>2</sup>, built-up area 433 m<sup>2</sup>, plot 1,249 m<sup>2</sup>.

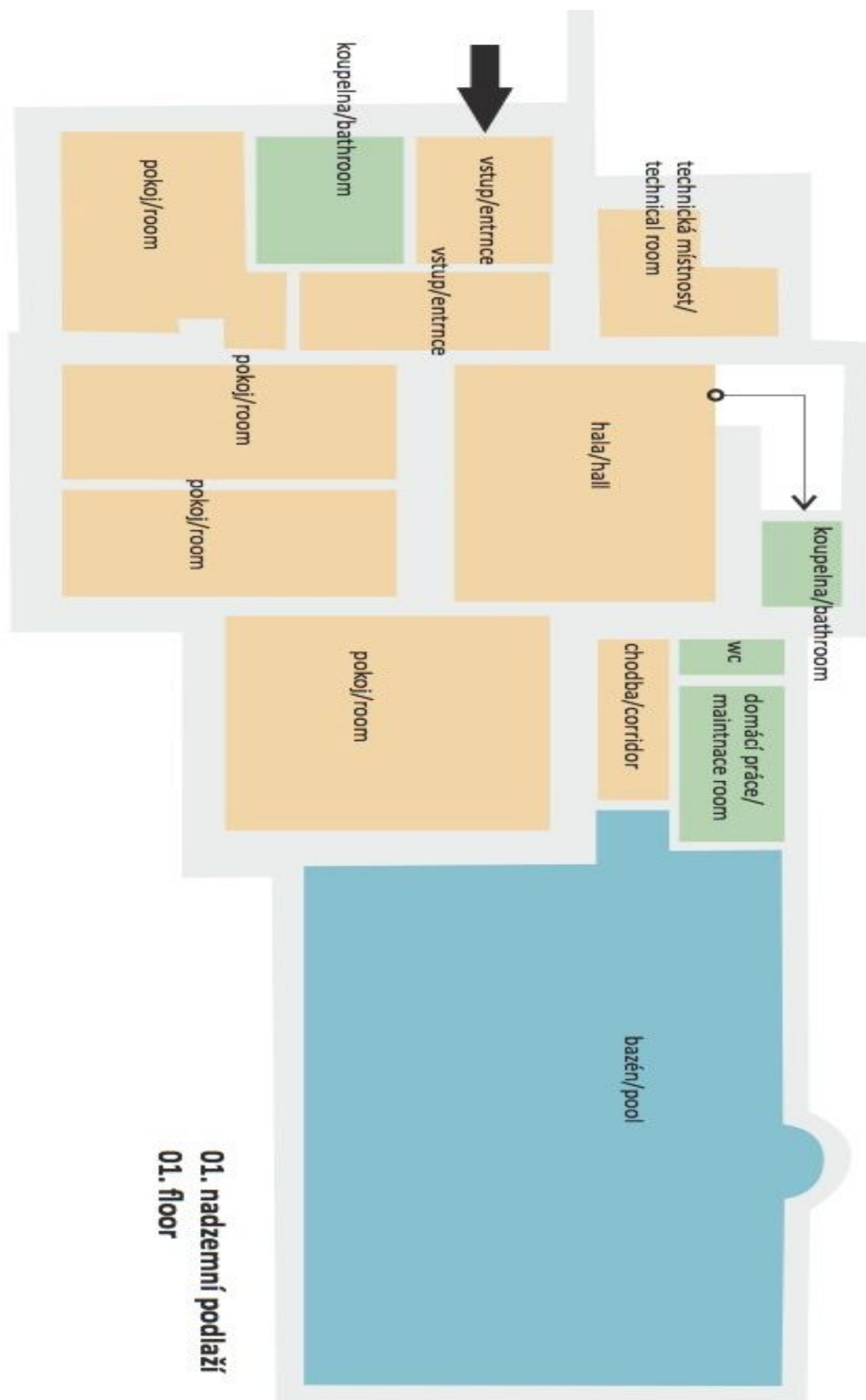




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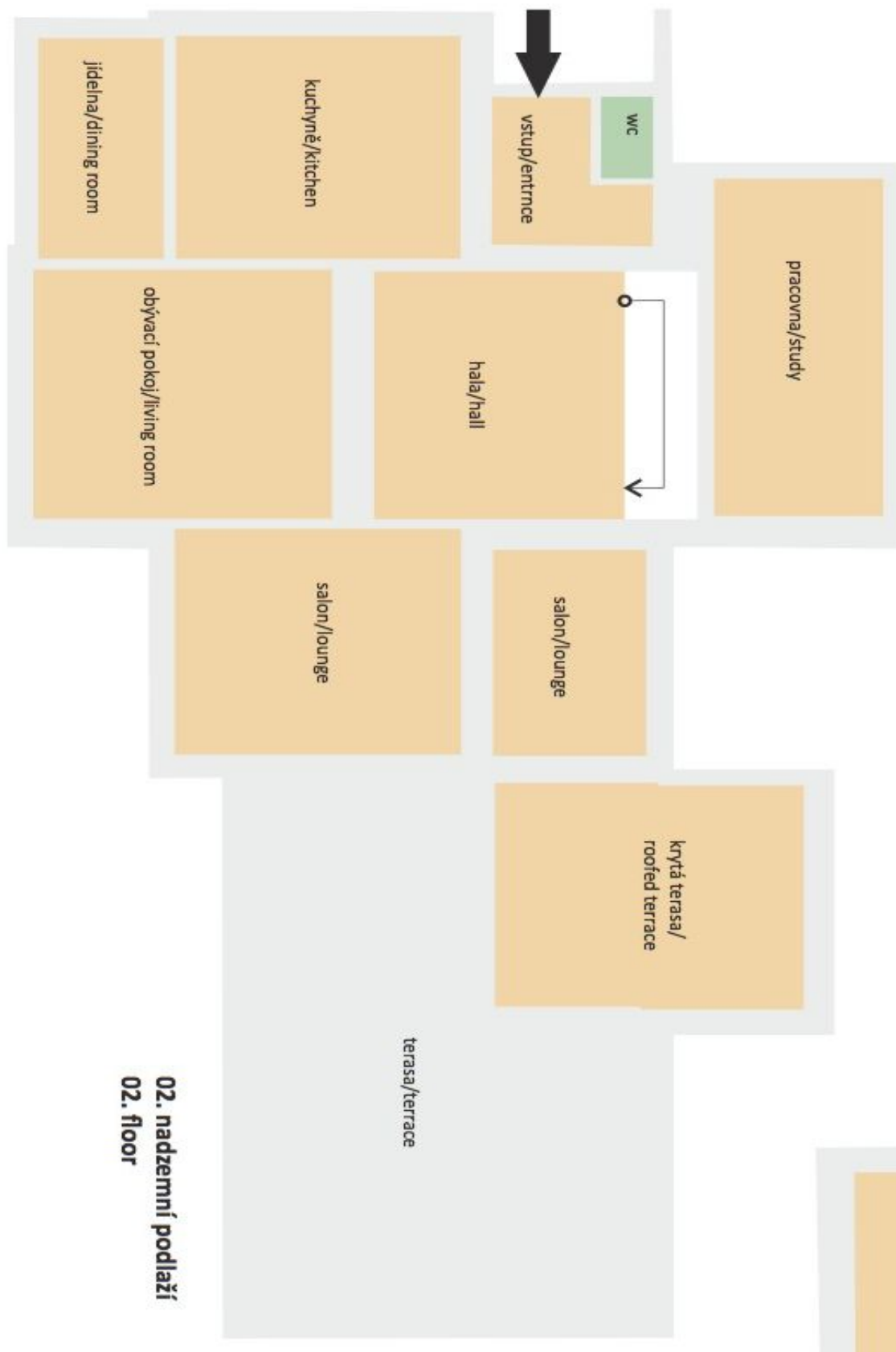




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