



## House Six-bedroom (7+kk)

Sold

350 m<sup>2</sup>, Prague 9, Újezd nad Lesy, Chotouchovská





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Plot	1 039 m <sup>2</sup>
Foot print	194 m <sup>2</sup>
Garden	845 m <sup>2</sup>
Parking	-
Cellar	-
PENB	G
Reference number	19715

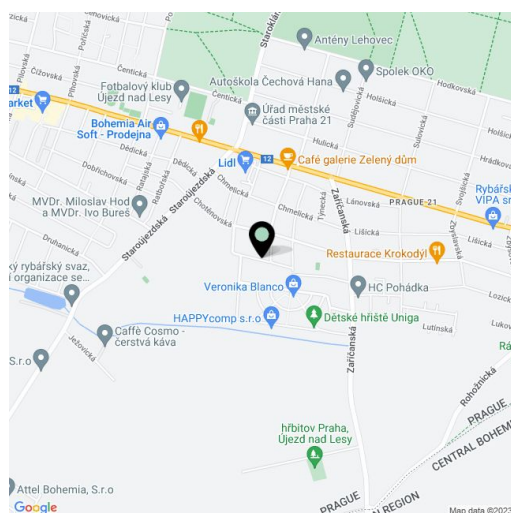
**Sunny house from 2001 with a fireplace, outdoor swimming pool and garage, located in a quiet residential area of Újezd nad lesy, in an area with full amenities and within easy reach of Prague - 15 minutes drive to Černý Most metro station.**

The first floor consists of an entrance hall connected to a utility room with direct access to the garage, as well as a spacious living room with kitchen, fireplace and glass door leading to a large terrace with covered outdoor pool and garden, 2 bedrooms, and a bathroom with bathtub, shower and toilet. The second floor features a staircase hall, 4 bedrooms, and a bathroom with sauna, bathtub and toilet. The landscaped south-facing garden, protected on all sides by tall ornamental trees, has a **pool, gazebo** and garden house.

The house is very well insulated and equipped with **Rehau underfloor heating / temperature control for each room separately/, wooden floating floors and tiles, new wooden Euro windows with safety glass**, solid interior doors and stairs, security system, satellite, and Buderus gas boiler. **1 garage parking space** and 1 outdoor parking space.

Quiet location near Prague, near a forest. Supermarket, post office, kindergarten, school, restaurant and bus stop within walking distance.

Interior 350 m<sup>2</sup>, built-up area 194 m<sup>2</sup>, garden 845 m<sup>2</sup>, plot 1039 m<sup>2</sup>.

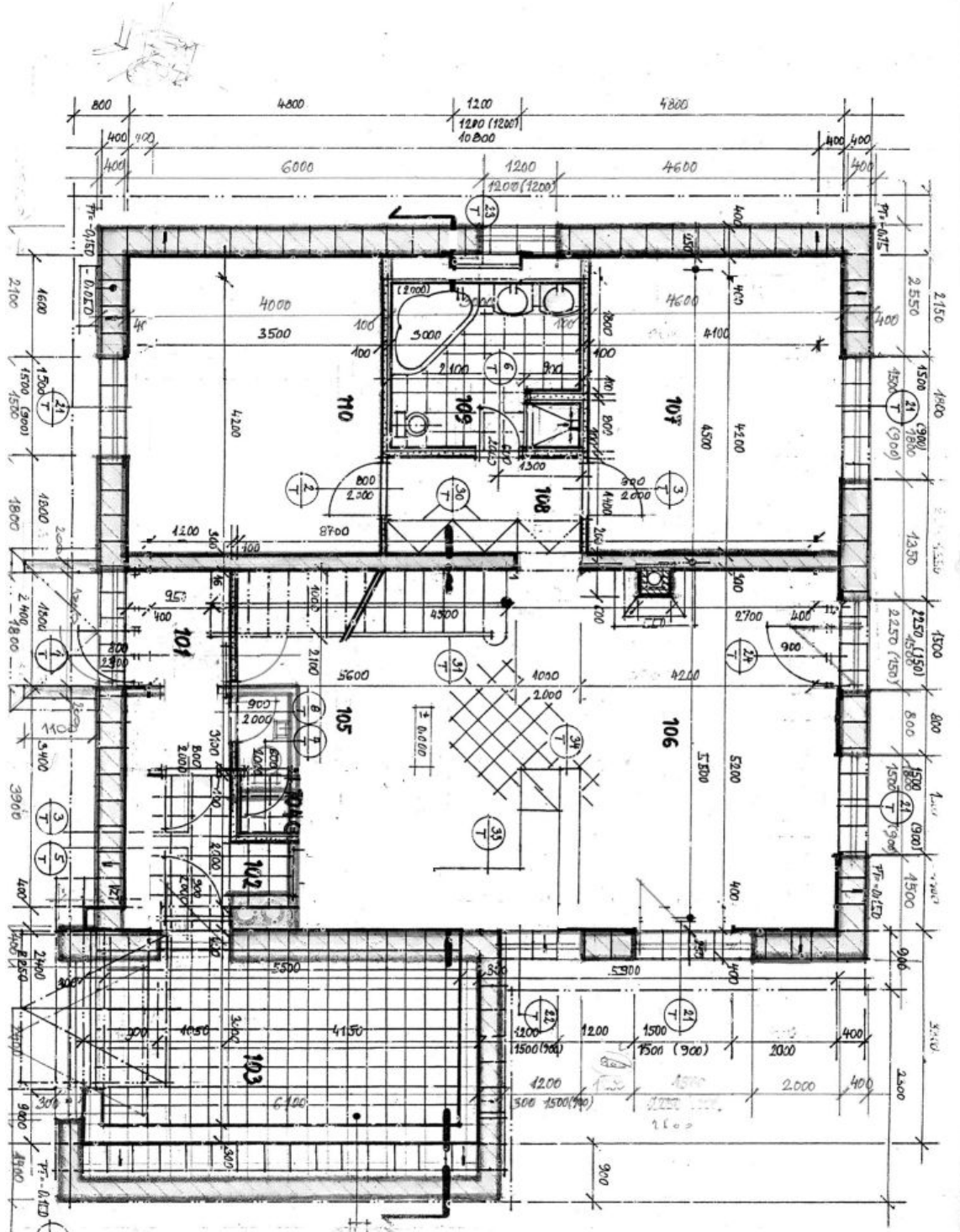




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