



## House Two-bedroom (3+kk)

90 m<sup>2</sup>, Vyškov

Sold





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Plot	918 m <sup>2</sup>
Foot print	90 m <sup>2</sup>
Garden	828 m <sup>2</sup>
Parking	Yes
Cellar	-
PENB	G
Reference number	26781

**Newly built low-energy barrier free house (before final finishing) in a quiet recreational area - usable for permanent or seasonal living. This modern, yet cozy home with its large format windows offers direct connection to a large garden, perfect for family living.**

The interior will consist of a **large living room** with a dining area and space for a kitchen unit. From this generous space, entrances lead to other rooms: 2 bedrooms and bathrooms with a partly separated toilet. There is also an entrance hall and a utility room. There is a **paved terrace** that wraps around the house.

The house will be offered unfurnished and without a kitchen unit, but otherwise it is move-in ready. The house will be partially finished - without a kitchen unit and furniture. The water supply will be secured by a **drilled well**, there is **water (suitable for infants)** at a depth of 30 meters. An electric boiler (controllable via a mobile phone) and a **fireplace stove** heat the entire house. A plastic reservoir (6 m<sup>3</sup>) and a **retention reservoir** for rain water will be built. Connection to **Wi-Fi**. Parking next to the house.

The house is situated in an area with charming cottages in the village of Luleč near Vyškov - an area with intriguing sights such as the historic **Church of St. Martin**. About a kilometer from the area you can visit the popular **U Libuše swimming pool, formed from a flooded quarry**. In the village there is a **bus connection to Vyškov as well as a train connection directly to Brno**, a post office, supermarket, restaurant and kindergarten. On the D1 motorway you can reach **Brno in less than 40 minutes**.

Interior 90 m<sup>2</sup>, land 990 m<sup>2</sup>.



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