



## House Three-bedroom (4+kk)

Sold

137 m<sup>2</sup>, Strakonice, Blatná, Drahenický Málkov





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Plot	1 167 m <sup>2</sup>
Foot print	310 m <sup>2</sup>
Garden	441 m <sup>2</sup>
Parking	Yes
Garage	Yes
Cellar	Yes
PENB	G
Reference number	29369

**Southeast-oriented family house with cosy seating below 2 pergolas stands on the edge of a picturesque South Bohemian village in a landscape with deep forests and ponds. The place provides absolute peace and privacy and is just a few minutes' drives away from all services.**

The layout of the two-story partial basement building with a saddle roof with plain tiles consists of a living room, kitchen, 2 bedrooms, bathroom, separate toilet, utility room, boiler room, vestibule and hall. The **stable** and the **barn** are adjacent to the house. The living area can be extended by an already **insulated attic**.

The house **underwent continuous renovations** such as water supply, electricity, waste, bathroom, floors, fencing and gate, and a central heating system with new radiators and an automatic boiler for brown coal and pellets. **Solid oak parquet floors** and tiles are laid on concrete floors. There are **wooden euro-windows** with double glazing and **solid oak doors**. The water is from the well with an 18-meter drill. The sewer is drawn into the septic tank. Parking is in the **garage**. Part of the sale is an **architectural project of the garden**.

Kindergarten & elementary school located in nearby **Bělčice** and **Blatná**, and both cities are within 5 minutes by car and bus. There are also shops, including supermarkets, doctors, offices, ATMs and restaurants. Blatná is famous mainly for its **chateau** with a large landscaped garden and nature preserve.

Interior 137 m<sup>2</sup>, built-up area 310 m<sup>2</sup>, garden 441 m<sup>2</sup>, plot 1,167 m<sup>2</sup>.

