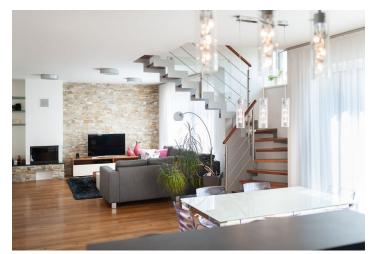
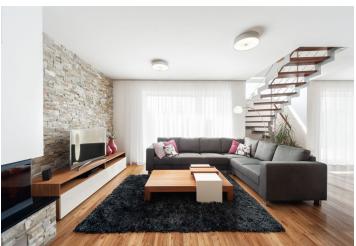
House Four-bedroom (5+kk)

Sold

220 m², Brno-město, Podolí, Podolí















House Four-bedroom (5+kk)

Sold

220 m², Brno-město, Podolí, Podolí

Total area		220 m²
Plot		1 127 m²
Foot print		140 m²
Garden		987 m²
Floor area		212 m²
Terrace		7 m²
Parking	Double garage and pa	arking in front of the house
Garage		Yes
Cellar		-
PENB		В
Reference number		32169



This modern, furnished family house from 2011 with a gabled roof, a professionally landscaped garden, a swimming pool, and views of the beautiful countryside of the Drahanská Vrchovina hills is located in a quiet part of a village just 8 km away from Brno.

Most of the floor area on the entrance floor consists of an open living space connected to a kitchen, a dining room, and a **garden terrace**. There is also an entrance hall with **direct access to the garage**, a toilet, a laundry room, and a pantry. The staircase in the living area leads to the 1st floor, where there is an east-facing master bedroom with a walk-in closet, another 2 bedrooms, a study with a terrace, a bathroom, a separate toilet, and a utility room.

Facilities include 3-chamber plastic windows with remote control exterior blinds (on the ground floor) and interior blinds (upstairs), heated vinyl floors (heat source is an electric condensing boiler), Sapeli doors with concealed hinges (walnut veneer), built-in wardrobes, Gorenje kitchen, and Jablotron security equipment connected to an electronic security system (sensors at the entrance and windows with security foil). Parking is in the double garage and in front of the house behind the electrically controlled gate. A garden with grown trees was designed by a garden architect. The recessed foil swimming pool has a sand filtration system.

The house stands at the end of a dead-end street in a new residential area of the village, which is the birthplace of writer Květa Legátová. There is a kindergarten and elementary school, a post office, a grocery store, a general practitioner, dentist and pediatrician, a library, a restaurant, a cafe, a Roman Catholic parish, a sports hall (basketball, volleyball, badminton), or a football field. There are several hiking trails, including the **Brno horseshoe**, the bike trail that leads to the **Marianské Valley**. Transport links are provided by buses, direct train links to Brno go from the neighboring village of Šlapanice.

Interior 212.09 m², built-up area 140 m², garden 987 m², plot 1,127 m².



House Four-bedroom (5+kk)

Sold

220 m², Brno-město, Podolí, Podolí

