



House Nine-bedroom (10+kk)

€ 355 573 | CZK 8 900 000

347 m², Třebíč, Jinošov





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Usable area	347 m ²
Plot	1 716 m ²
Foot print	244 m ²
Garden	1 398 m ²
Floor area	321 m ²
Terrace	26 m ²
Parking	garage, parking in front of the house
Garage	Yes
Cellar	-
PENB	G
Reference number	32748

This family house surrounded by forests is situated about 1 kilometer from a village near the Náměšť nad Oslavou historical city. The property is ready to be used as a guesthouse with a restaurant, and so it offers a convenient opportunity to combine housing and business.

The house is currently used as a guesthouse, there is also a separate maisonette apartment for the owners. The entry level of the apartment has a living room, a kitchen, a terrace and a guest toilet. Upstairs are 2 bedrooms, a gallery, and a bathroom. On the ground floor, there is also a **large dining room with a fireplace**, a professional kitchen, and a **front garden with a seating area with a barbecue**. On the 1st floor there are 3 more bedrooms with en-suite bathrooms. The property also has a technical and storage building. Until recently, there was a popular **restaurant** in the building. Thanks to the fully equipped kitchen, it can be put back into operation immediately.

The entire property is **offered with equipment**. Tile, vinyl, and laminate floors; windows are plastic. The roofing is made of **shingles**. The homestead has a **water well** (30-meter borehole), waste is drained into a pit. Heating is via a central gas boiler (or solid fuel boiler). Parking is in the garage, and there is outdoor parking in front of the house and in the yard. The building has a security system.

There are grocery stores, restaurants, tennis courts, and a sports complex with a children's playground in the village. The dominant feature of the village with a rich cultural life is the Church of Saints Peter and Paul. A kindergarten and an elementary school are within a 5-minute drive. The place is surrounded by deep forests. It is close to a pond or to a nature reserve. A few meters from the farmstead, there is a **bike trail, a hiking path, and a nature trail** leading to the nearby Oslava and Jihlava rivers. A few kilometers away is a popular **brewery** or a **chateau** in Náměšť nad Oslavou.

Useable area 321 m² (approved as a restaurant and a guest house), built-up area 244m², garden 1,398 m², plot 1,716 m².

In addition to regular property viewings, we also offer **real time video viewings** via WhatsApp, FaceTime, Messenger, Skype, and other apps.