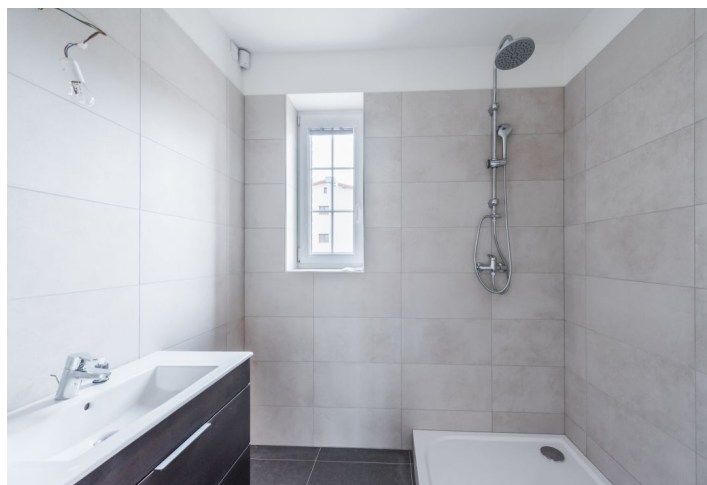
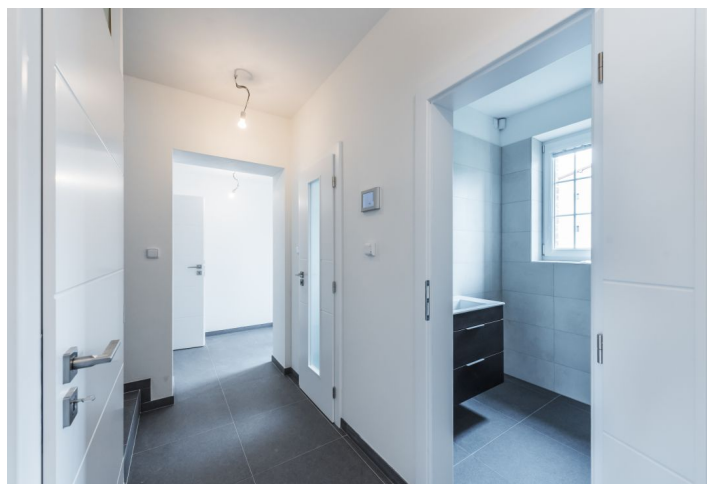




House Three-bedroom (4+kk)

Sold

259 m², Praha-západ, Jesenice, Libeň u Libeře





House Three-bedroom (4+kk)

Sold259 m², Praha-západ, Jesenice, Libeň u Libeře

Plot	1 000 m ²
Foot print	176 m ²
Garden	824 m ²
Parking	garage and shelter
Garage	Yes
Cellar	Yes
PENB	C
Reference number	29306

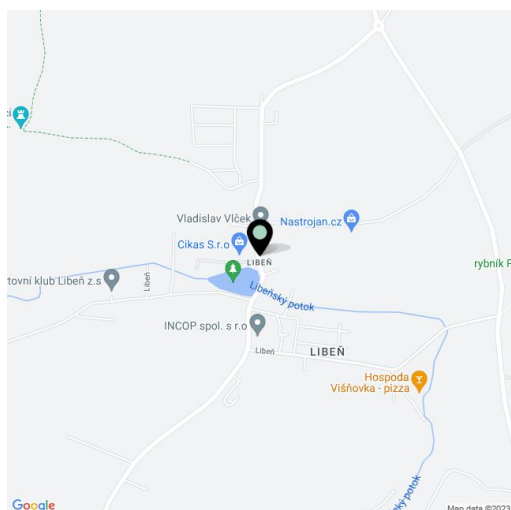
This newly built family house with a large garden and a separate guest house is located in a residential area of a quiet village near Prague.

The ground floor of the **main house** offers a living room connected with a **terrace**, a dining room and a kitchen, a utility room, a bathroom, a separate toilet, and a hallway with a staircase to the upper floor. There are 3 bedrooms (1 main 30-meter and 2 smaller ones), a bathroom, 2 walk-in wardrobes, and a hall. There is a utility room and a cellar in the basement. There is also an **adjoining house** with its own entrance consisting of a spacious living room, a kitchen, a bedroom on the upper floor, an entrance hall, a bathroom, and a toilet.

The interior includes **underfloor heating**, a **heat pump**, **solar panels**, a well, automatic doors and gate, an alarm, a camera system, a **central vacuum cleaner**, sewer connection, a smart home control system, and satellite, Internet and telephone connections. **The smaller house is completely finished** (kitchen, bathroom, fireplace stove, lighting). The bigger house can be completed at a higher standard (doors, tiles, floor coverings, fireplace) or left in its the current condition of **shell & core** (finished heating, tiles, and floors without flooring). Separate utility meters in each house. Parking for the main house is in the **garage**. For the smaller house, there is a covered parking space.

The quiet village is surrounded by the **beautiful countryside of the Střed Čech natural park**. Complete civic amenities (kindergarten, elementary school, supermarket, health clinic, post office, or restaurant) are in Dolní Břežany (2km away). A local bus from the village goes through Dolní Břežany and continues on to Prague to the Modřany Railway Station with direct tram and train connections to the center. Travelling by car takes about 25 minutes.

Living area 189 m² (main house) + approx. 70 m² (small house), built-up area 176 m², garden 827 m², plot 1,003 m².

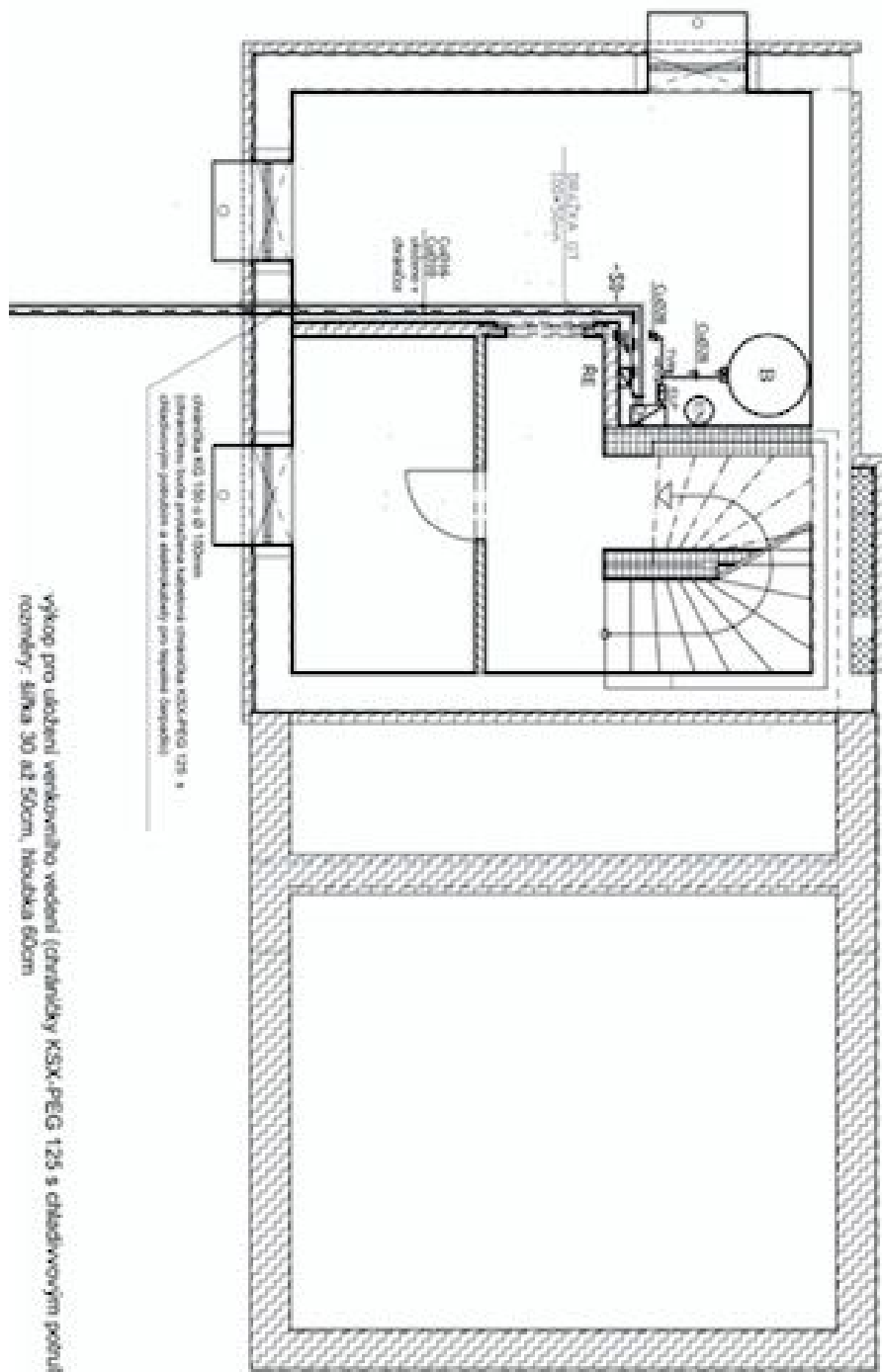




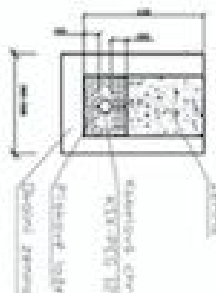
House Three-bedroom (4+kk)

259 m², Praha-západ, Jesenice, Libeň u Libeře

Sold



DEKOR VYKOPEM: Obkladací Pev. Lát. KXX-PEG 125
 - obkladací náhelní potvrdí pr. 10cm vč. izolace
 - obkladové náhelní potvrdí pr. 10cm vč. izolace
 Pevn. popr. potvrdí náhelní izolací keramické Ca 10-16
 - keramický náhelní CXX-D 3x12,5 mm
 - keram. kámen CXX-J 4x12,5 mm vč. potvrdí 100



ŘEZ VYKOPEM MEZI STROJOT a TČ M1:25

- LEGENDA:**
- TČ VÝKOPNÍ JEDNOTKA ZUBANÝ PŮD-SPRÁVNA (11 m²)
 - DV ODDĚLOVÝ VÝDEK ŠARF (8000 mm)
 - B ZÁKLADNÍ TV PÁNEŽE OAC 250 mmx300, 250 mm vč. tepelné izolace
 - RE KÁMÍ JEDNOTKA TEPLOTOU BĚŽNÁ TČ (ZUBANÝ PŮD-SPRÁVNA) ve výšce 1,5m od podlahy
 - KZ KÁMÍ JEDNOTKA TEPLOTOU BĚŽNÁ TČ (ZUBANÝ PŮD-SPRÁVNA) ve výšce 1,5m od podlahy
 - BN DŘEVANÝ NÁHLEK ŠKALIX M 2x/2
 - TVR PRŮMĚR TROJICE TVR VČIT TL. STĚŽENÍ - VPP-42,32-16
 - ELP KŘÍŽOVÝ PRŮMĚR 6xV - NÁSTĚVNÍ ŽELEZA



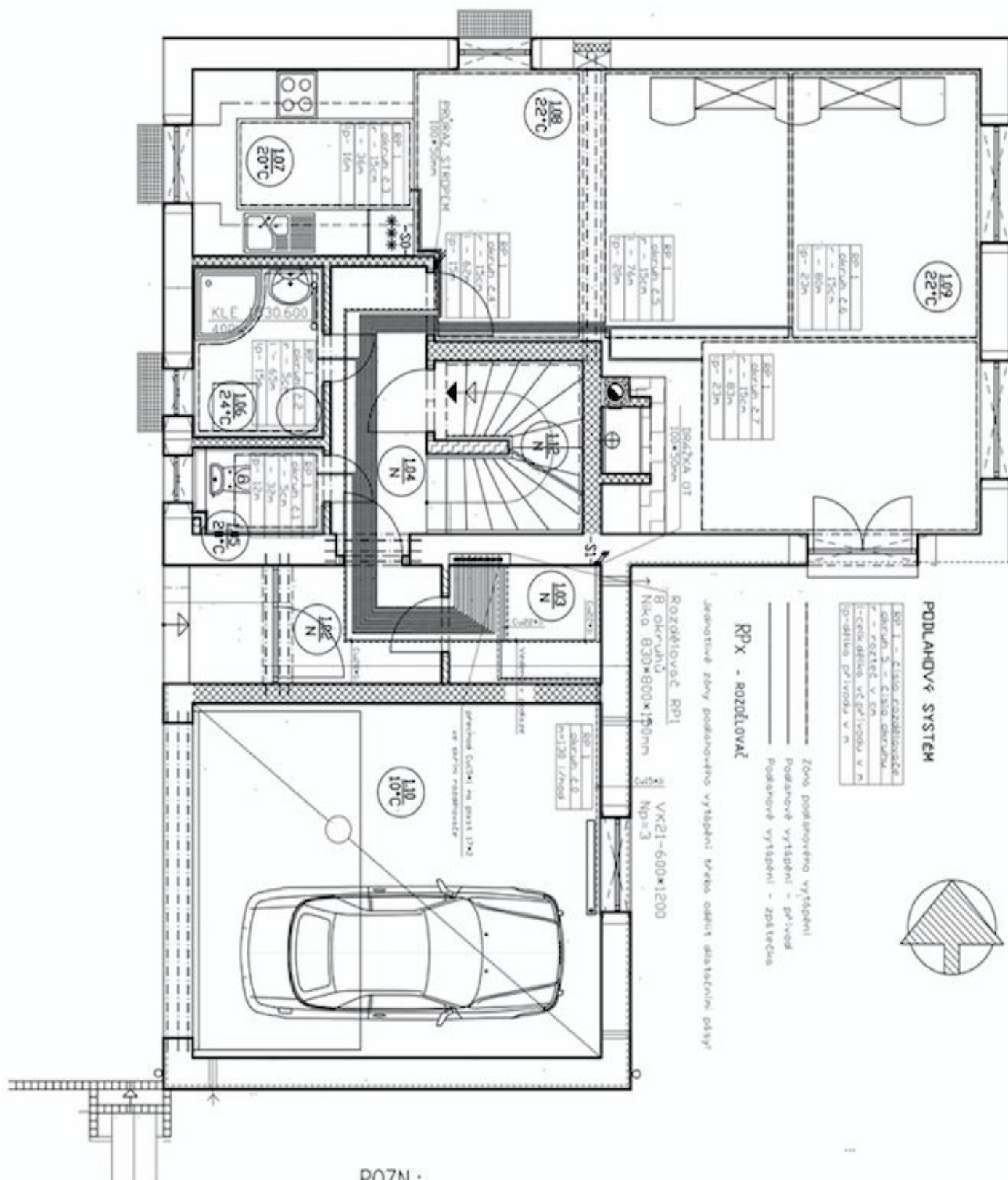
výkopp pro úložení venkovního vedení (železničky KXX-PEG 125 s chladičovými potrubím a elektrickými rozvaděči: šířka 30 až 50cm, hloubka 60cm)



House Three-bedroom (4+kk)

Sold

259 m², Praha-západ, Jesenice, Libeň u Libeře





House Three-bedroom (4+kk)

Sold

259 m², Praha-západ, Jesenice, Libeň u Libeře

