



380 m²

Třebichovice, Kladno, Central Bohemia

Sold



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

Ing. Šárka Tichá
PROJECT MANAGER

sarka.ticha@luxent.cz
+420 734 445 445

Order number	N4849	Price	Sold
Address	Třebichovice, Kladno, Central Bohemia	Type	Houses
Category	Family House	Usable area	380 m²
Number of rooms	5 and more rooms	Offer status	Sold
Land area	3 420 m²	Built up area	461 m²
Floor area	380 m²	Garden area	2 959 m²
Energy performance of the building	G - Extremely uneconomical	Number of floors	1
Number of underground floors	1	Device	Partly
Parking	4	Terrace	Yes
Cellar	Yes		

About real estate

We exclusively offer the sale of a completely renovated family house (possible as multigenerational) - a built-up area of 461 sqm and a usable area of 380 sqm plus a 20 sqm winter garden. Land on the outskirts of the village, totally quiet, has an area of 3,420 sqm and in addition to the house there is a brick garage (52 sqm). Compared to the surrounding area, the house is higher in terrain and offers views and on three sides is surrounded by wild nature. Both the house and the land belonged earlier to, now enclosed, a massive greenery surrounded by a quarry. The house has its basement, garage for two cars is on the edge of the land at the driveway. Other parking spaces are on the land and at its border, at the entrance gate.

The property is original in its appearance, atmosphere, interior design and location. In 2016, the house was completely renovated and decorated in the Provence style with the use of high-quality natural materials. On the ground floor there is a large kitchen with a fireplace, a winter garden and a glass door connected with a spacious living room with another fireplace and a walk through the winter garden. There are also two bedrooms, a large dressing room with a window and a stylish bathroom with a bathtub in the room - all with separate entrances and connected by a stylish corridor.

On the top floor of the house, you enter to a separate room with a terrace. The separate entrance has a spacious central living room with a ceiling to the roof where there is a preparation for another kitchen and the entrance to the other two bedrooms. The bathroom has a shower and a sauna. The room is pleasantly lit by the roof windows. The stairs are wooden and there is an open underlying floor for storage.

The residential part of the garden with a brick terrace and a winter garden is oriented to the southwest and, like the whole house, has complete privacy. The garden was cultivated, grassed, fitted with several fruit trees, and offers the new owner the opportunity to finish it according to their wishes. Throughout the house there is a pleasant climate both in winter and in the heat. The windows are wooden, on the ground floor there are travertine tiles, hand cut, Antik (Italy), in the living room and one of the bedrooms there is renovated stylish plank floor. The ceilings on the ground floor are wooden, beamed. The bathrooms are also stylishly designed, furnished with luxury sanitary facilities, lined with large format travertine tiles. Kitchen - wooden solid wood in white design, cooking on fire (gas cooker with five burners), extraction with stylish kitchen hood. House heating radiators - Central gas boiler room with water tank in the basement. There is also a technical room and a lot of storage space in the cellar. The garage is in a brick cottage with a garden accessory on the top floor.

The Energy Class G is only listed temporarily for compliance with the legal requirements, the card is assigned to be drawn up.