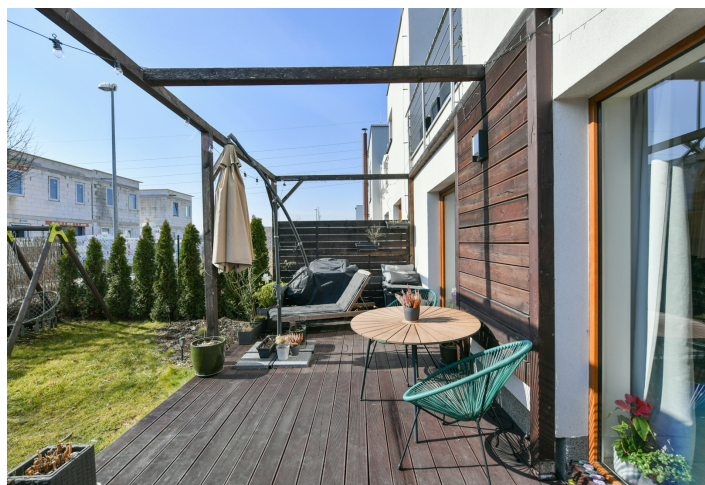




House Two-bedroom (3+kk)

€ 568 740 | CZK 13 900 000

115 m², Prague 9, Hostavice





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Plot	206 m²
Foot print	67 m²
Garden	60 m²
Front garden	70 m²
Parking	Parking space on the plot
Cellar	-
PENB	G
Reference number	108956

This terraced family house with a spacious southeast-facing terrace is part of a residential complex located in the Prague district of Jahodnice, close to shopping centers and the Počernice Chateau Park.

The ground floor consists of a living room with a kitchen and access to the **garden terrace**, a bathroom (with a shower), a separate toilet, a utility room, a storage room, and an entrance hall. Upstairs, there are two bedrooms, a bathroom with a toilet, and a large terrace facing the **garden**.

The house was completed in 2019. Features include vinyl floors, plastic windows with interior blinds, and underfloor heating throughout the house powered by a heat pump. The purchase price includes **two parking spaces**.

The area is known for its abundance of **greenery**, with **well-maintained bike paths** nearby and a children's playground just around the corner. A café, grocery store, and kindergarten are only a few steps away, and a primary school is planned to open in 2026. Public transport is provided by buses (connecting to the Depo Hostivař metro station), and a nearby train stop offers fast connections to the city center. Car travel is made easier by the quick access to the Štěrboholská highway.

Total area 115 m², built-up area 67 m², front garden 70 m², backyard garden 60 m².

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Architectural Floor Plan Details:

- Rooms and Dimensions:**
 - 1.01: 2040 x 1100
 - 1.02: 795 x 125
 - 1.03: 5252 x 1980
 - 1.04: 1891 x 1891
 - 1.05: 4050 x 7480
- Kitchen (SCH):** 1891 x 1891, includes a sink and stove.
- Bathroom:** 1117 x 715, includes a toilet and sink.
- Electrical Notes:**
 - "alternativa pro předchozí nálet elektrický kotel s 165 mm d. 1870 mm"
 - "alternativa pro předchozí nálet elektrický kotel s 165 mm d. 1870 mm"
- Heating Note:** "TEPELNÉ ČERPADLO TKW - ALL IN ONE"
- Other Labels:** "RPADLO IN ONE ID07HE5 jednotka", "Sousední Objekt C.26", "Sousední Objekt C.13"
- Dimensions:** Overall unit width is 8100 mm. Total depth is 51700 mm. Individual room and corridor dimensions are provided throughout the plan.



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