



House Five-bedroom (6+1)

638 m², Benešov, Pyšely, Zaječice

€ 1 380 711 | CZK 34 000 000





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Total area	638 m²
Plot	6 450 m²
Foot print	735 m²
Floor area	385 m²
Terrace	253 m²
Parking	Yes
Cellar	-
PENB	G
Reference number	109485

This family residence with an outdoor heated swimming pool and private 2,021 m² pond, also suitable for recreational fishing, is located in a poetic, absolutely quiet location with perfect privacy in the village of Zaječice, approximately 20 kilometers from the southeastern outskirts of Prague. The property has been completely renovated and can be variably adapted to the needs of the new owner and the intended use.

The ground floor with a kitchen, a bedroom, a bathroom, a toilet, a large entrance hall, and a living area with a **fireplace** is connected to the **garden** by French windows. On the first floor is a quiet zone with 4 bedrooms and a bathroom with a bathtub and access to the **terrace**. The attic offers the possibility of the further expansion of the living area.

The interior of the estate boasts traditional casement windows and **wooden floors** in the bedrooms. Tile floors in the other parts of the house. On the ground floor is hot water **underfloor heating** in combination with electric heaters and on the first floor electric underfloor heating also with heaters. Heating is provided by an electric boiler and a gas connection is also available. The overall reconstruction of the house also included all the sheet metal, **copper**, and a new roof with high-quality and very durable tiles. In the garden is a seating area covered by a **pergola**, a heated **swimming pool**, and a deep well with drinking water and a depth of 40 meters. The house includes **extensive land** and a **large pond**, which can be used for many purposes.

The village of Zaječice is located in the **Velkopopovicko Nature Park**, which includes the **picturesque Lada Region**. The location is popular for its beautiful landscape with clean air, no industrial and warehouse areas, and also for its good accessibility to Prague via the D1 highway. Civic amenities are available in **Pyšely**, less than 5 minutes away by car or bus, and it is not far to Říčany or Benešov with complete infrastructure.

Total area 638 m², of which terraces 123 m², 84 m² and 46 m², built-up area 735 m², garden 3,378 m², pond 2,021 m², plot 6,450 m².

