

We offer for sale a spacious family house (originally a first-republic mill), with terrace, garage, storage, pond, garden, orchard, stream and two small ponds.

www.mlyn-prelic.cz

House:

- 7 + kk (living room & kitchen, 6 bedrooms, 4 bathrooms) + balcony & terrace
- usable area of approx. 460 sqm
- 4 floors

Additional buildings:

- garage for 2 cars + additional parking on the plot
- garage for garden equipment
- storage

Land:

- approx. 35 000 m2 (including ponds) of fenced land

The mill, originally built in 1934, was completed and doubled in 1944 and turned into a family house after a complete renovation (approval in 1995).

The house has a generous living area with kitchen and bar, a stylish tiled stove, a billiard table and a cosy TV room. The adjoining large sunny partly covered terrace faces the garden overlooking the pond and greenery.

The four spacious bedrooms are located on the 1st floor and for every two there is a shared bathroom equipped with shower, sink, toilet and bidet. All bedrooms have access to a large-covered balcony overlooking the water and nature.

The fifth bedroom and bathroom can be found in the attic. A large part of the attic with visible wooden beams offers the possibility of a possible further extension or extension of the house.

The basement (with windows) consists of a relaxation area with sauna, jacuzzi and shower, partly technical facilities of the house and storage rooms. Also, here you will find a smokehouse.

Technology:

PENB A - Extremely energy efficient

- photovoltaics connected in 2023 with a capacity of over 20kW
- heat pump heating from 2022 (gas boiler as a backup source)
- the house is connected to municipal water supply and municipal sewerage
- gas (2 connections)
- air conditioning (in living room and one bedroom)
- high speed internet from O2 (fibre optic cable)

The charming grounds around the house offering many possibilities for family life, rest and relaxation include:

- large garden
- pond
- small ponds
- orchards
- a park with mature trees

Location:

The property is in the village of Prelic in the Central Bohemian Region. It is situated 4 kilometres from the town of Slany. The place is near Prague and is easily accessible by the 3 motorways (D6, D7 or D8). Václav Havel International Airport is within 20 minutes by car.

We would like to kindly invite you to view the property.