



House Five-bedroom (6+kk)

€ 1 185 429 | CZK 28 800 000

350 m², Žďár nad Sázavou, Radostín





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Plot	1 200 m²
Foot print	304 m²
Garden	851 m²
Parking	Parking is available in the area in front of the building, with a charging station for an electric car
Cellar	-
PENB	B
Reference number	110443

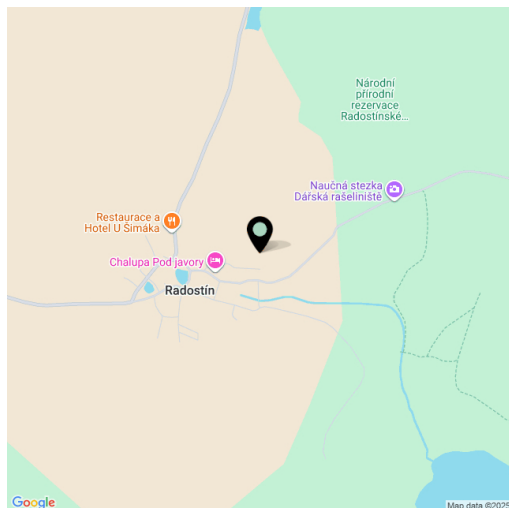
This newly built property, inspired by traditional rural architecture, is located in the village of Radostín, in the heart of the Žďárské vrchy Protected Landscape Area. The house is set in a landscaped garden and lies close to Velké Dářko, the largest lake in the Vysočina region.

The homestead consists of **two interconnected buildings**. Each section contains a **fully equipped two-story apartment** with a kitchen and a living room that opens directly onto the **garden**. The upper floor features bedrooms and bathrooms, while the layout also includes a fitted **walk-in wardrobe** and a **workshop**. Parking in front of the house will be complemented by a charging station for an electric car.

The house was recently completed, and although from the outside it appears as a sensitively restored traditional cottage, its interior is equipped with modern technologies. There is a **provision for a sauna**, a security system, and both underfloor heating and radiators are connected to a **Samsung** heat pump. The wooden windows preserve the traditional divided style, while **wooden floors** and **exposed beams** add warmth and character to the interiors. In both parts of the building, there is a fully functional, **stylish kitchen** complemented by custom-made **tiled stoves**. The flat garden has a green lawn and **trees**.

Just like the property itself, the location is exceptional. It's situated in a sought-after tourist area halfway between Prague and Brno, in the heart of the forested **Žďárské vrchy hills**, known for their peat bogs, meadows, and rock formations. **Velké Dářko**, within walking distance, offers **swimming** and **water sports** such as windsurfing and sailing. A kindergarten and primary school operate in the neighboring village of Vojnův Městec, while full civic amenities are available in Žďár nad Sázavou, with which Radostín has a direct bus connection.

Total area 350 m², built-up area 304 m², garden 851 m², plot 1,200 m².





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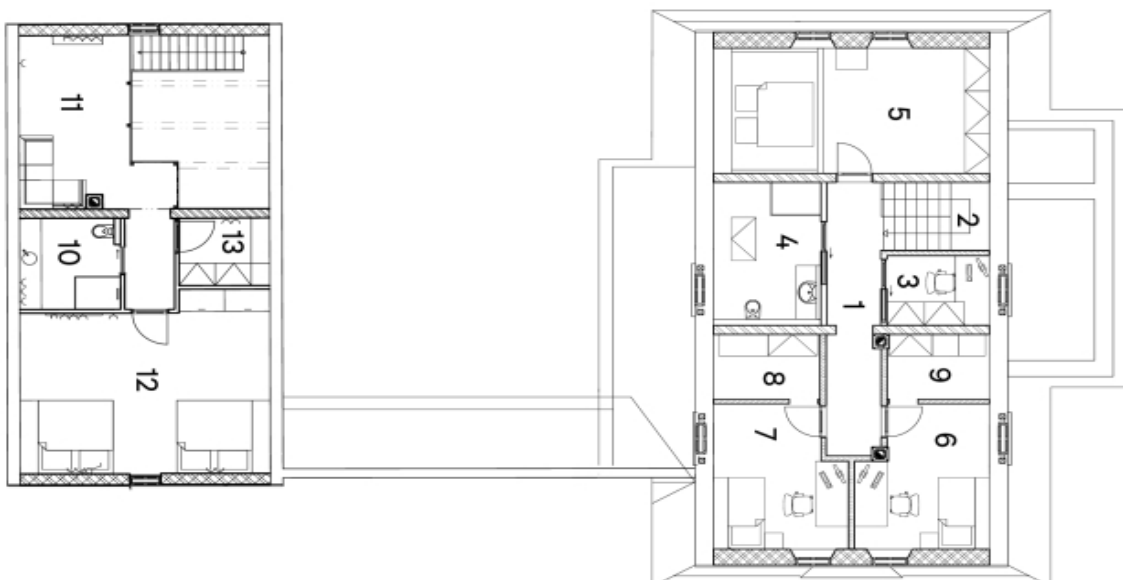
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Radostín

Rodinný dům 6+kk

2. NP

1	Schodišťová chodba	10,23 m²
2	Schodiště	4,9 m²
3	Pracovna	4,98 m²
4	Koupelna + WC	10,1 m²
5	Ložnice	23,63 m²
6	Pokoj	12,1 m²
7	Pokoj	12,3 m²
8	Šatna	4,73 m²
9	Šatna	4,51 m²
10	WC	6,12 m²
11	Galerie	14,16 m²
12	Pokoj	28,2 m²
13	Šatna	4,1 m²





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Radostín

Rodinný dům 6+kk

1. NP

1	Zádvěří	5,1 m²
2	Schodišťová hala	10,69 m²
3	Obývací pokoj + jídelna + kk	40,65 m²
4	Kotelna	5,26 m²
5	Technická místnost	5,89 m²
6	Sklad pelet	3,45 m²
7	Pokoj pro hosty	14,65 m²
8	Šatna	8,53 m²
9	WC + sprcha	4,28 m²
10	Zápraží	15,88 m²
11	Zástřeší	3,74 m²
12	WC + sprcha	44,8 m²
13	Zápraží	5,15 m²
14	Zástřeší	19,7 m²

