



## House Six-bedroom (7+1)

579 m², Zvolen, Ostrá Lúka

Ask for price







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Total area	579 m²
Plot	3 552 m²
Foot print	371 m²
Floor area	406 m²
Balcony	17 m²
Terrace	123 m²
Winter garden	15 m²
Parking	Garage
Cellar	Yes
PENB	B
Reference number	110673

This unique 6-bedroom family residence in the peaceful village of Ostrá Lúka, right next to a forest, offers complete privacy and unparalleled views of the majestic panorama of the Low Tatras. The three-story house has an elevator, a swimming pool, and a landscaped garden. Close to the Štiavnica Mountains, Ostrolúcky Castle, and the R1 highway to Zvolen.

The layout of the house is spread over **three floors**, offering up to **7 spacious rooms**, including a living room with a **fireplace**, **bar**, and **pool table**, and access to the **terrace** and **garden**. On the ground floor, there is also a room with its own bathroom and a study suitable as a home office. In the basement, there is a utility room, a workshop, several storage rooms, and a practical laundry room with a bathroom. The second floor consists of a hallway with an elevator that leads to the **winter garden**. There are four bedrooms with access to the terraces (three of them have their own wardrobe and bathroom). The house has a garage, a carport for another car, and parking for four cars directly in front of the garage. An above-standard feature of the house is its own **elevator**.

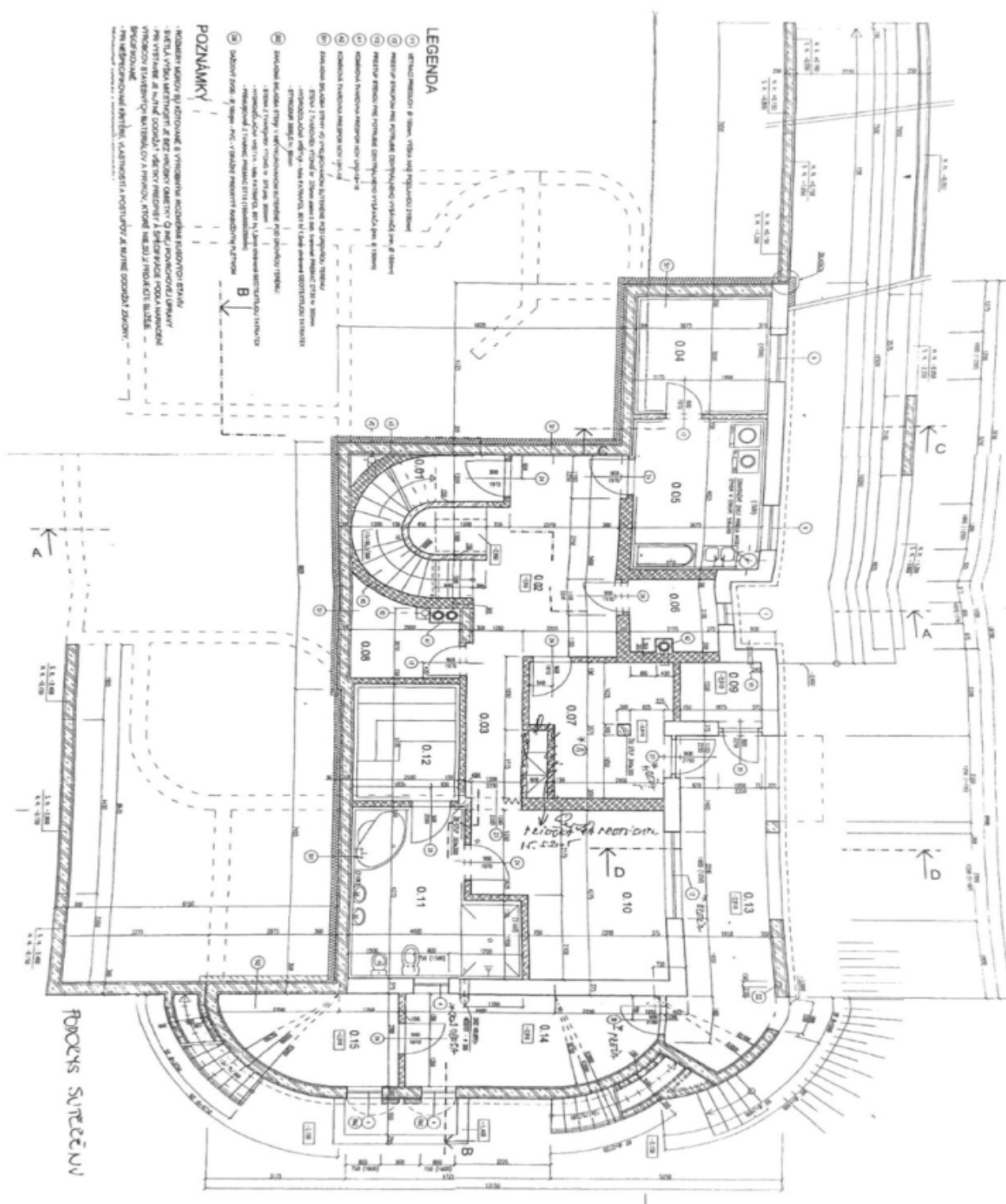
The technical equipment and facilities of the house are of the highest standard. Heating is provided by a Swedish **NIBE** heat pump in combination with **underfloor heating** throughout the house, and plastic windows with external blinds are used. The kitchen is equipped with built-in **Miele** appliances.

Outside the house is a **gazebo** (30 m²) with seating, a fireplace, and a grill, a **covered swimming pool** (7m × 4m × 1.5m) with a counter-current system, lined with Turkish marble and heated by a heat pump, and a large, well-maintained **plot (3,552 m²)** with plenty of greenery, providing complete privacy. Monthly costs are only around €220.

Its location in the immediate vicinity of a forest offers ideal opportunities for relaxation, hiking, or cycling. Thanks to its position above the Hron Valley, it offers beautiful views of the **Štiavnica and Kremnica Mountains**, the **Low Tatras**, and Poľana. Quick access from the R1 highway near Budča, and another advantage is the proximity of towns with complete services—Zvolen is 12 km away, Krupina 25 km, and Banská Štiavnica 27 km. The village of Ostrá Lúka is closely linked to the history of the Ostrolúcky noble family, whose manor house still stands there today.

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579 m<sup>2</sup>, Zvolen, Ostrá Lúka

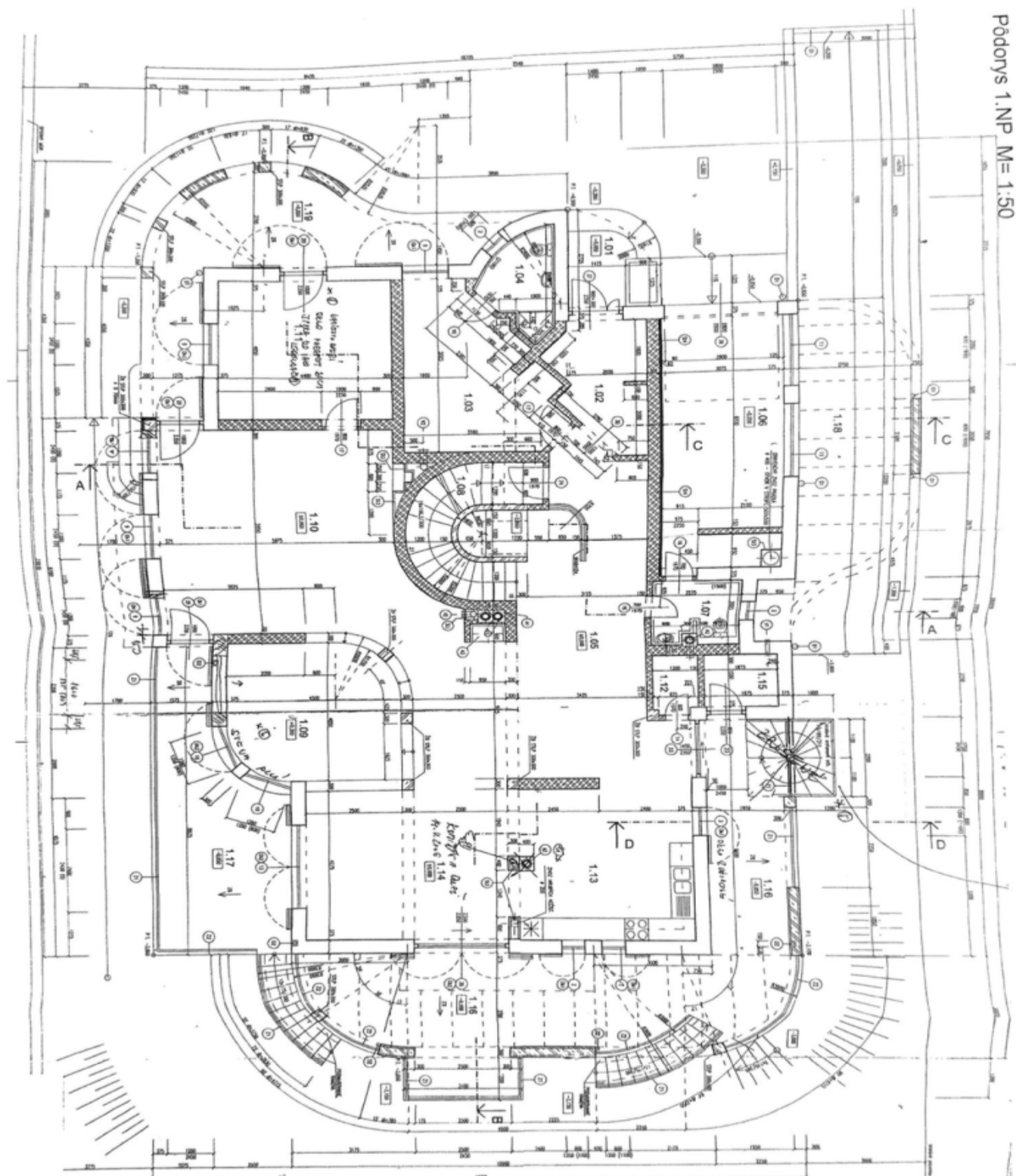




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