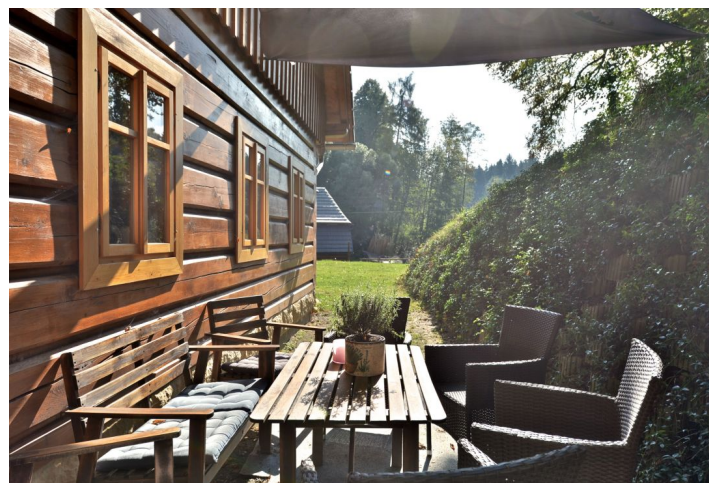




House Four-bedroom (5+kk)

Sold

252 m², Česká Lípa, Dubá, Nový Berštejn





House Four-bedroom (5+kk)

Sold252 m², Česká Lípa, Dubá, Nový Berštejn

Plot	1 308 m ²
Foot print	115 m ²
Garden	1 193 m ²
Parking	Yes
Cellar	Yes
PENB	G
Reference number	23750

Newly built log house with unique, extensive sandstone cellars, located in a beautiful natural area in the village of Nový Berštejn, on the border of Kokořín and Dubské Švýcarsko natural reserves, just 10 km from the Máchovo jezero lake and 60 km from Prague.

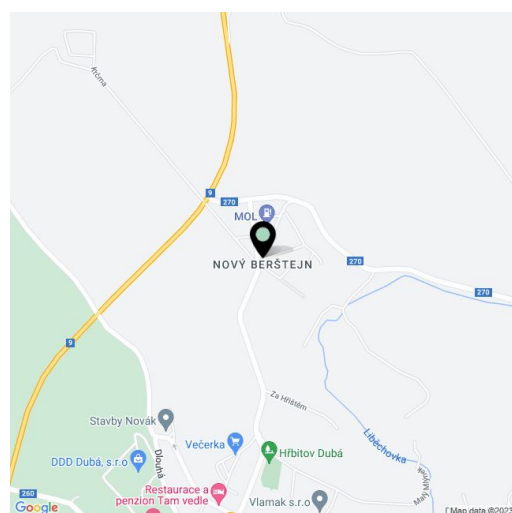
The ground floor consists of a large living room with kitchen, 2 walk-in closets, a laundry room with shower, and a separate toilet. On the 1st floor are 4 bedrooms and a bathroom. In the sandstone basement is a 80 m² living room with a home theater system, coupled with a winter garden. These are **followed by other cellars of a former brewery, with an area of about 2 000 m² and with 2 private sources of potable water.** The building is located beneath a chateau, which serves as the Zámek Nový Berštejn hotel resort. Underground premises were created in 1892 and consist of a large cellar, connecting halls, three smaller separate cellars and a tower, which has a height of 12 meters and is covered with a vaulted brick ceiling.

Facilities include wooden floating floors, large format tiles, wooden windows, **fully equipped quality kitchen with 10 cm thick granite worktop, granite sink, American stove and built-in Miele appliances**, underfloor heating, **water-water heat pump**, ample storage space, private well, wastewater treatment plant. The winter garden opens onto the garden with outdoor seating, cellar and toilet.

The history of the former brewery dates back to the mid-18th century. Since then the property underwent at least one extensive redevelopment; it was bombed in 1945, after which the remaining structure served for many years as a production place of ripening cheese.

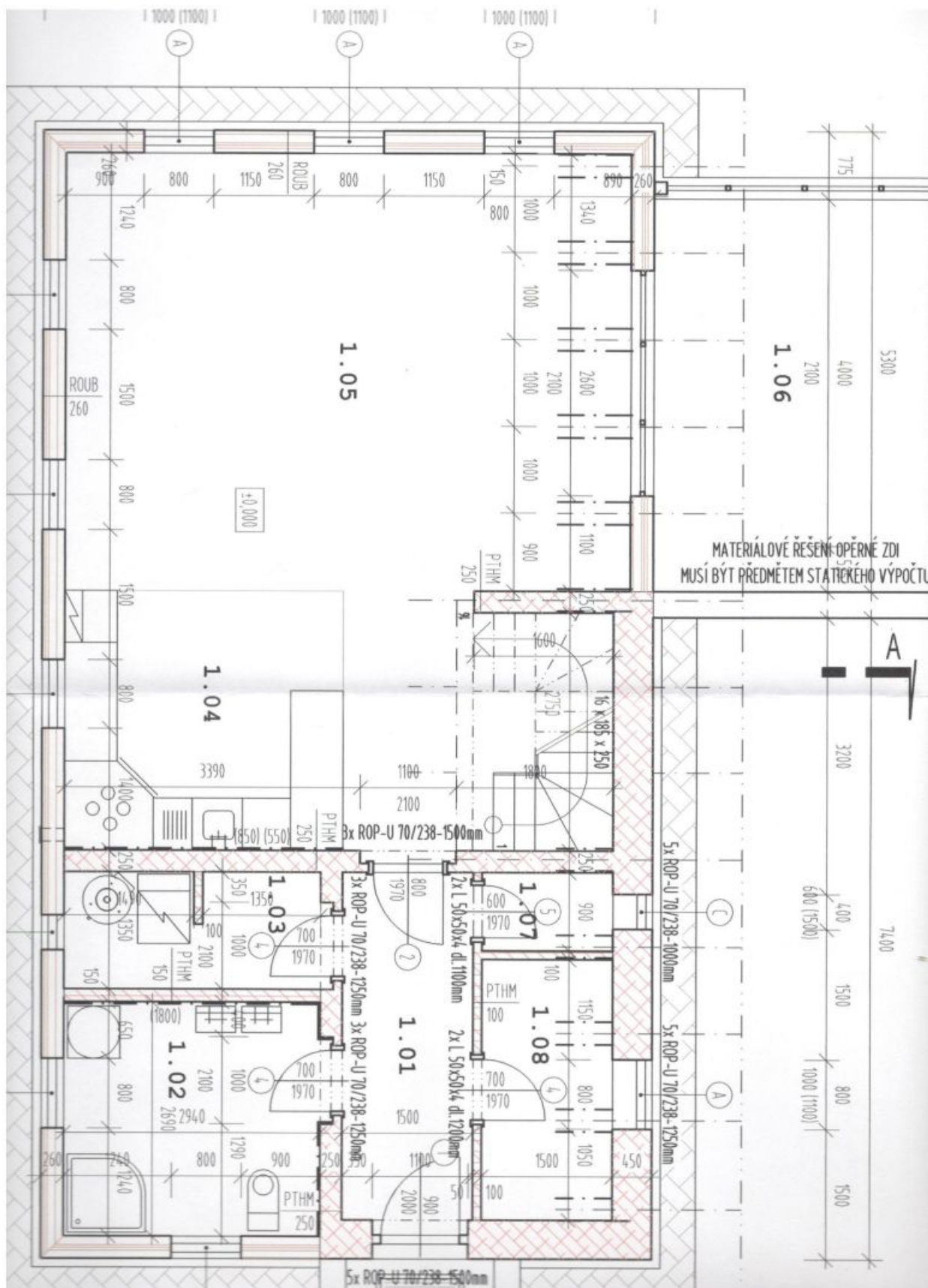
Basic amenities are available in the neighboring village of Dubá – kindergarten, primary school, shops, cinema, playground, restaurants, pharmacy. Complete services including supermarkets, sports facilities, medical center and numerous wellness facilities are located 10 km away in Doksy.

Interior 171,92 m² + basement lounge 80 m², built-up area 115 m², garden 1 193 m², land 1 193 m².



Sold

252 m², Česká Lípa, Dubá, Nový Berštein

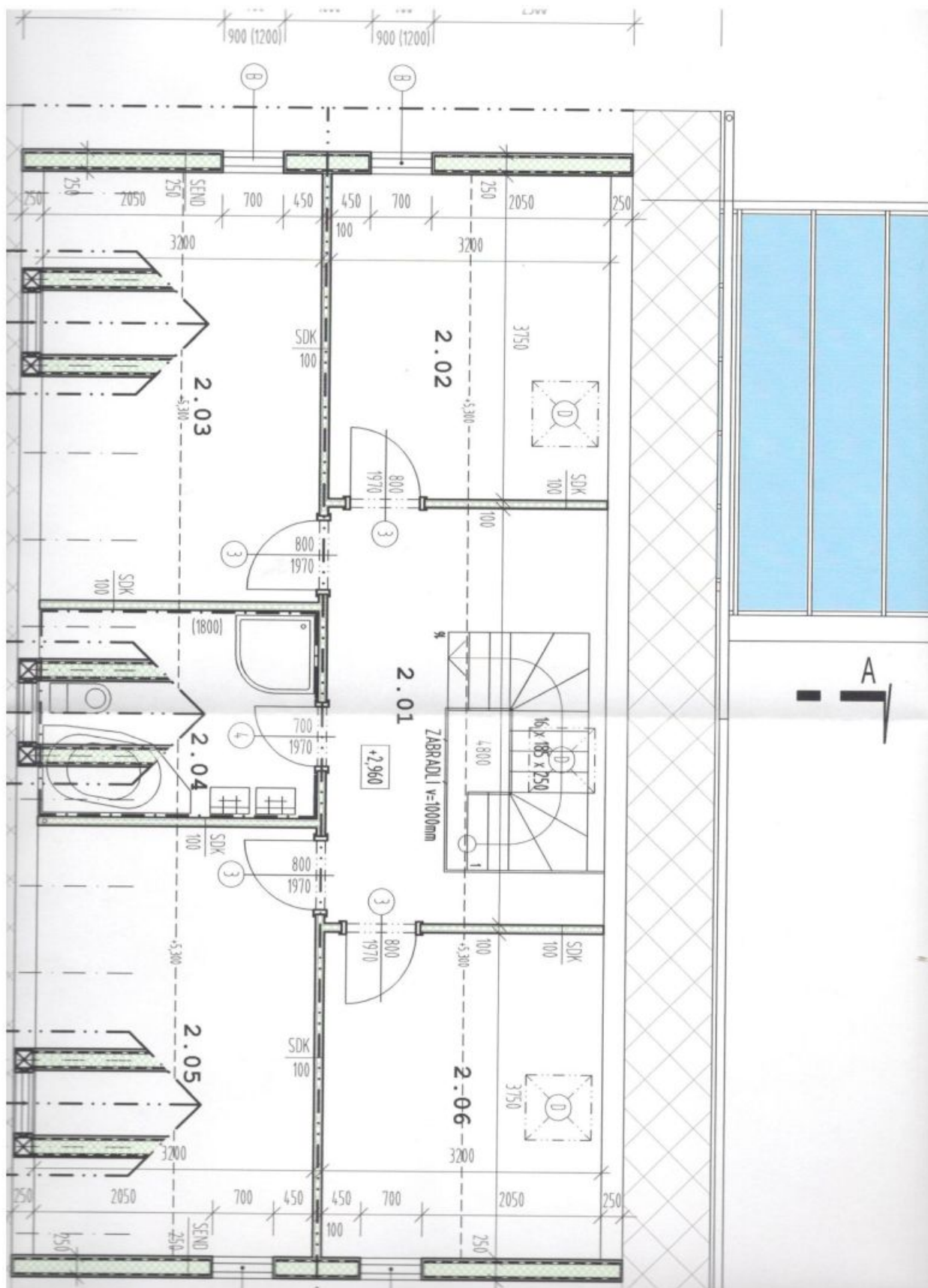




House Four-bedroom (5+kk)

Sold

252 m², Česká Lípa, Dubá, Nový Berštejn





House Four-bedroom (5+kk)

Sold

252 m², Česká Lípa, Dubá, Nový Berštejn

