



Broker

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For sale luxury family house 6+kk and 3+kk, 2x double garage,  
Wolkerova street in the heart of Mi... (05228\_EN)



## 39 900 000 CZK

Available 05.08. 2025

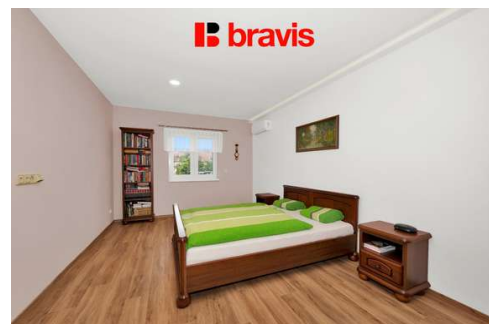
Total area: 355 m<sup>2</sup>

Sort of real property: RD

Furniture: Not or partially

Structure: Cihlová

PENB: A



## Facilities



kuchyňská linka



alarm



sporák



sprchový kout



myčka



Terasa

For sale luxury family house 6+kk and 3+kk, 2x double garage, Wolkerova street in the heart of Mikulov overlooking the historical

On behalf of the owner, we are pleased to present this unique offer of an exceptional property.

This is a superbly equipped two-generation family house, located right in the very center of Mikulov, but at the same time in an absolutely quiet area with incredible views of Mikulov Castle, Svatý Kopeček and Kozí hrádek.

This house is thoughtfully divided into two separate units that offer a combination of living and business in addition to multi-generational living.

### Layout and acreage:

You can own two houses in one or two residential units with separate entrances, two oversized double garages, a garden and a garden house with a terrace. The larger apartment unit/RD is 6+kk, usable area of 263 sqm plus a double garage of 54 sqm and the smaller apartment unit/APA is 3+kk, usable area of 92 sqm plus a double garage of 65 sqm - an ideal combination for the needs of today's modern family. The family house (both units) has a total floor area of 474 m<sup>2</sup>. The garden house/storage with terrace is 44 m<sup>2</sup>.

### Modern technology and energy efficiency:

The house is built with the highest quality building materials and uses the latest technology to ensure comfort and safety. It is extremely energy efficient with PENB class A. The heating is provided by Raychem electric underfloor heating and for hot summer days each living room is equipped with Gree air conditioning. In the larger apartment unit, BRINK heat recovery is installed. In both houses on the floors, there are Velux skylights.

In the garden there is a rainwater retention tank (6 m<sup>3</sup>).

### Unrivalled equipment and facilities:

The kitchens are custom-made and equipped with built-in Whirlpool appliances. The bathrooms are equipped with Standard Ideal sanitary ware and elegant Grohe taps. Central vacuum cleaner throughout the house. The interior is equipped with an intelligent lighting system that can also be controlled remotely. For car lovers, there are two garages for four cars with preparation for charging electric cars.

### Safety first:

The property is equipped with a Jablotron 100 security system including motion and fire sensors and 24/7 surveillance with a connection to a PCO. Outdoor camera system and electrically operated outdoor aluminium blinds.

Ideal location with perfect accessibility.

Mkulov is a renowned town with complete amenities and a strategic location that provides excellent accessibility to Brno, Vienna and Bratislava. It is a very desirable location for tourists not only from the whole Czech Republic but also from neighbouring countries. This makes this property attractive not only as a home but also as a profitable investment.

Contact me for more information and to arrange a viewing to see and experience in person all that this unique property has to offer.

## Similar property



### Sale, Houses Farmsteads, 0 m<sup>2</sup> - Otročin - Měchov

Otročin - Měchov

3 990 000 CZK

Reserved | Sort of real property: RD | Total area: 1472 m<sup>2</sup>



### Sale houses Family, 100 m<sup>2</sup> - Omice

Nádražní, Omice

6 900 000 CZK

Reserved | Sort of real property: RD | Total area: 100 m<sup>2</sup>



### Sale houses Family, 75 m<sup>2</sup> - Lažánky

Lažánky

3 394 000 CZK

Reserved | Sort of real property: RD | Total area: 75 m<sup>2</sup>



### Sale, Houses Family, 0 m<sup>2</sup> - Lovčičky

Lovčičky

5 200 000 CZK

Reserved | Sort of real property: RD | Total area: 432 m<sup>2</sup>



### Sale houses Family, 158 m<sup>2</sup> - Kobylnice

U Řempa, Kobylnice

12 740 000 CZK

Reserved | Sort of real property: RD | Total area: 158 m<sup>2</sup>



## Sale houses Family, 117 m<sup>2</sup> - Vlasatice

Vlasatice

**8 189 750 CZK**

**Reserved** | Sort of real property: **RD** | Total area: **117 m<sup>2</sup>**