# PHILIP≗FRANK

PREMIUM REAL ESTATE SERVICES



### Bigger than eight-bedroom House

### 1 600 m², Land 2 000 m² Meyersdal Eco Estate, South Africa

### Layout Bigger than eight-bedroom

This exceptional property is located in a prestigious area, surrounded by the pristine nature of the green belt, and offers stunning panoramic views.

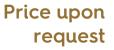
#### Elegant architecture and perfect harmony of space:

The residence is designed with an emphasis on the highest standards of quality and unique architectural design, ensuring fluidity and connectivity of individual interior parts. The main entrance impresses with its magnificent ceiling height and a skylight that allows natural daylight to penetrate, creating a pleasant atmosphere throughout the house.

Luxurious interior and first-class amenities:

The open living area includes a family/TV room, a representative living space with an elegant fireplace, a built-in bar, and a dining area with a practical serving counter. These rooms seamlessly lead to a spacious covered terrace with a hot tub, from which you can view the fascinating infinity pool with crystal blue water. There is also a separate entertainment room that can be easily transformed into a fully equipped private gym.

Štefánikova 1/65 150 00 Praha 5 Česká republika





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	1600 m <sup>2</sup>	
Built-up area		1600 m²
Floor area		1600 m²

**Building energy rating** 

Δrea

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#### A dream kitchen for discerning gourmets:

The kitchen is precisely designed and equipped with top-of-the-line appliances, including a separate pantry that meets all storage requirements.

#### Exclusive private cinema:

The house offers a private cinema hall with comfortable seating for up to 12 people, ideal for unforgettable movie nights with family and friends.

#### Spacious bedrooms with panoramic views:

On the ground floor, there is a comfortable guest room with an en-suite bathroom, while the upper floor is dedicated to peace and relaxation. The exclusive "pajama lounge" offers nearly 360° views of the Eco Estate nature reserve, where wild animals roam freely. Four spacious bedrooms have access to private balconies, two of which have their own bathrooms. Every day you can enjoy beautiful sunsets here.

This exclusive home is equipped with the latest technologies for maximum comfort and security:

- I Fully automated home management system
- I Premium lighting solutions including luxurious chandeliers
- $\ensuremath{\mathbbmath{\mathbbmssssm}}$  Water features at the main entrance
- Intelligent security system controlled via mobile phone
- I Central vacuum and underfloor heating

Comfortable amenities and perfect practicality:

The house offers separate accommodation for staff, three automated garages, and ample parking space for visitors. There is also a driveway that allows for comfortable unloading of shopping directly at the main entrance.

We find the right property for you:

If this property does not meet your expectations, please do not hesitate to contact us. We have a wide range of exclusive international residences available and are eager to help you find your dream home.

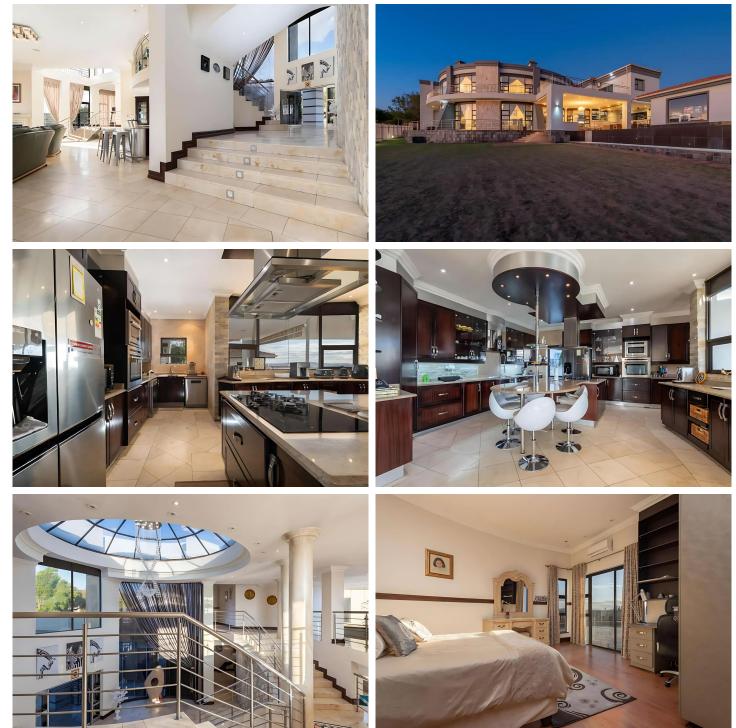




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### Price upon request















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