



## Land

3 423 m<sup>2</sup>, Prachatice, Vlachovo Březí

**Sold**





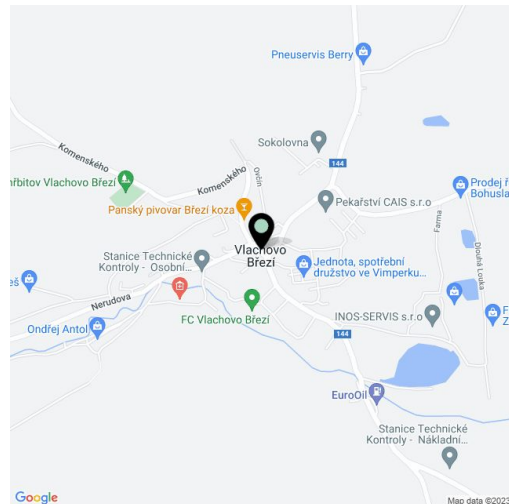


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Price per sq. m.	2 016 CZK
Total area	3 423 m <sup>2</sup>
Land type	Housing
Reference number	102258



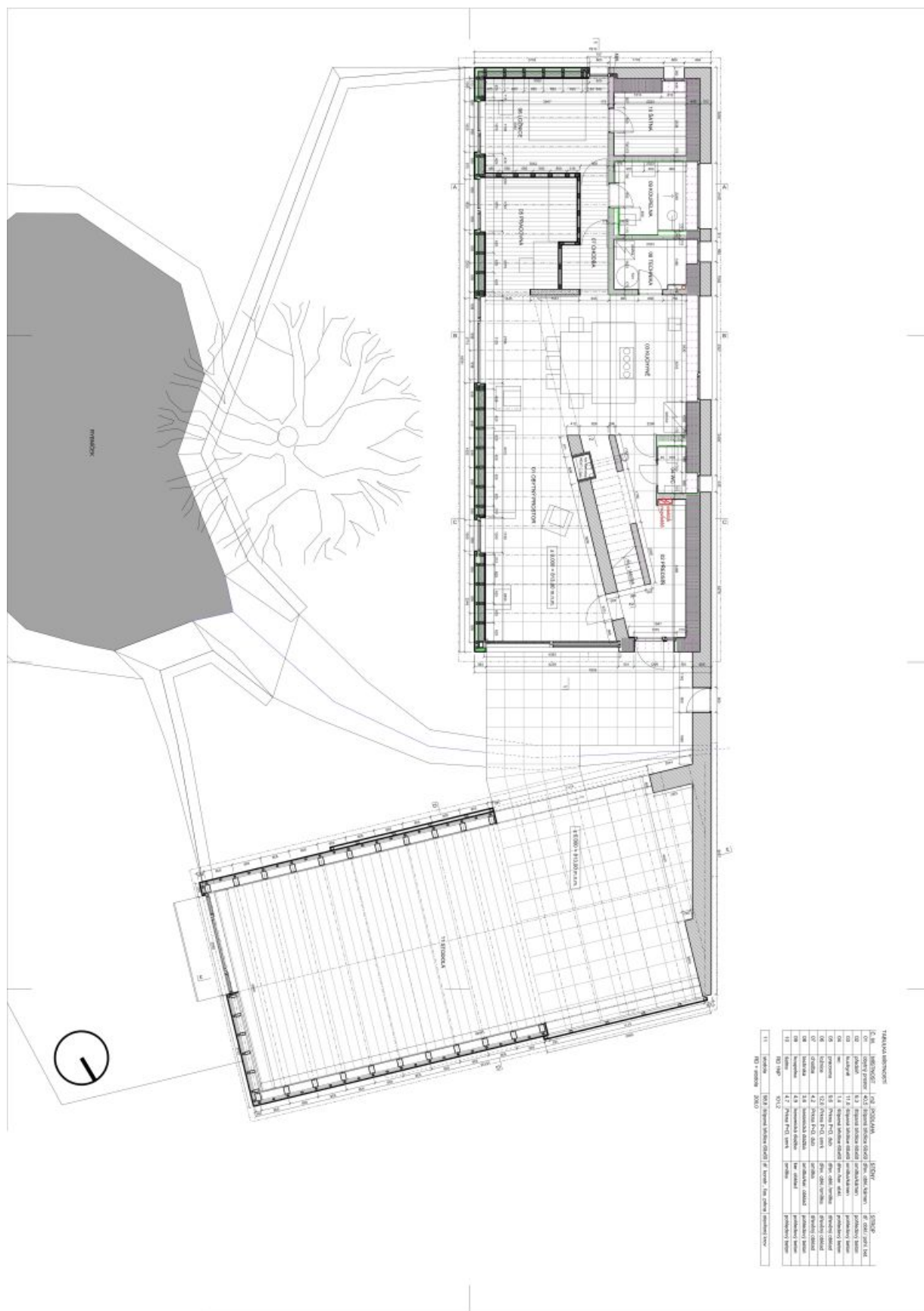
This large plot of land with pleasant views, plans for a family house, and a valid building permit is set in the beautiful location of Pošumaví, in the picturesque and perfectly quiet village of Mojkov.

A valid building permit for the construction of a family house with a **barn/garage** has been issued for the plot. The project was developed by a **renowned architect** and will offer a ground floor with an open plan living space, a kitchen, a study, a bedroom with a dressing room, a bathroom, a separate toilet, a utility room, and a foyer. There are to be 2 rooms, a bathroom, and a storage room in the attic. There is already an **electrical connection** (pole) and an **approved borehole/water well on the grounds**. A three-chamber septic tank with a sand filter is approved as part of the building permit.

The slightly sloping plot faces **southeast** with wide views of the countryside. The vista will not be disturbed by anything in the future, as there is only a **meadow** below the land according to the land use plan. An **access road** leads to the area and a **parking lot** (turnaround) will be built according to the project.

The village is surrounded by forests and meadows at an altitude of about **810 m above sea level**. The road ends in the village, so there is minimal traffic and **absolute peace**. The local landmark is a **chapel from the 18th century**, and the place is crossed by a **hiking and bike trail**. In winter, the proximity to popular Šumava ski resorts, for example in Zadov or Kubova Huť, is a major advantage. All necessary civic amenities can be found in nearby Vimperk or Prachatice, and connections to these towns are provided by bus from a stop located only a short distance from the property. Driving by car to more distant places is made easy thanks to the nearby access to the D3 highway or extended D4.

Total area 3,423 m<sup>2</sup>.





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