

Land

€ 1 962 748 | CZK 49 000 000

28 954 m<sup>2</sup>, Praha-západ, Jílové u Prahy, Na Slunci



## Land

€ 1 962 748 | CZK 49 000 000

28 954 m<sup>2</sup>, Praha-západ, Jílové u Prahy, Na Slunci

Price per sq. m.	1 692 CZK
Total area	28 954 m <sup>2</sup>
Land type	Housing
Reference number	107179

**Interesting investment offer: large plots of land suitable for the construction of family houses, semi-detached houses, or terraced houses, located on a southern slope in the northwestern part of Jílové u Prahy, approximately 35 minutes by car from the center of Prague.**

The land consists of a set of 3 plots with a **total area of 28,954 m<sup>2</sup>**. According to the valid zoning plan, 60% of this area is listed as a **building area for family houses**, the functional area is designated as pure residential area, and 40% represents the functional area of civic amenities; **the new wording of the zoning plan is currently subject to negotiation**. The plots are not connected to utilities.

**Jílové u Prahy** is located in a hilly landscape with many hiking trails and bike paths in the area. The main destinations are the Pepř lookout tower, the Jílovské zlaté doly nature trail, or the **ski slope** in neighboring Chotouň. In the center of the village is a small café with excellent coffee or the popular **Florián restaurant**. The village also has a kindergarten and elementary school, a **supermarket**, a bank, and a post office. The bus ride to the Budějovická metro station or the drive the center of Prague takes about 30 minutes.

Total area 28,954 m<sup>2</sup>.

