

## Apartment One-bedroom (2+kk)

€ 181 927 | CZK 4 550 000

65 m<sup>2</sup>, Žďár nad Sázavou, Žďár nad Sázavou



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Total area	65 m <sup>2</sup>
Parking	Outdoor space
Cellar	-
PENB	C
Reference number	42794

\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.

**This new duplex apartment that can be used both as recreational and permanent living is located in the middle of the beautiful and pure nature of the Žďárské Vrchy Protected Landscape Area, a place with plenty of opportunities for forest walks, swimming in nature, and golf. The entire project is approved and ready to move into.**

On the entrance level (on the 1st floor of the house) there is a living room with a preparation for a kitchen, a bathroom with a toilet, a closet, and a hall. There is a bedroom in the attic.

Facilities include floating laminate floors, windows with thermal insulated double-glazed panes, fireproof entrance doors, a fully equipped bathroom, and large-format tiles. The unit comes with an outdoor **parking space**. Residents can use the **barbecue pit**.

The village has a wide range of civic amenities. There are grocery stores, a post office, a school, a library, ATM, a pharmacy, a restaurant, and a pastry shop. A rich selection of leisure activities can be spent in a nature park, a swimming pond, a children's playground, a museum of historic motorcycles, **a nine-hole golf course**, and a small **ski resort**. The place is surrounded by the **forested Žďárské Hills**. The drive from Brno takes about 1.5 hours and from Prague less than 2 hours.

Floor area 65.3 m<sup>2</sup>.