



House Two-bedroom (3+kk)

€ 271 159 | CZK 6 600 000

102 m², Prachatice, Vimperk, Zámek



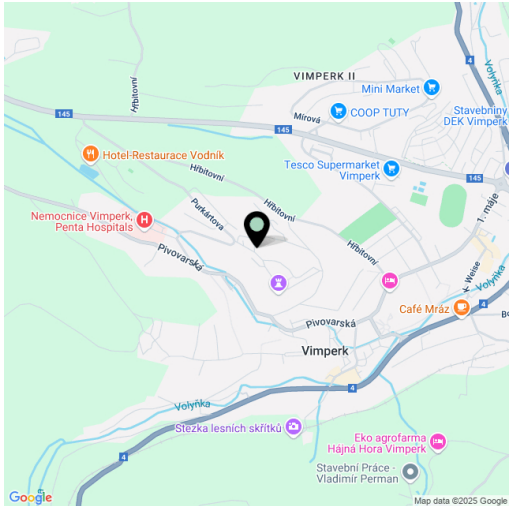


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Total area	102 m²
Plot	139 m²
Foot print	65 m²
Garden	58 m²
Floor area	86 m²
Terrace	16 m²
Parking	2 parking spaces, one with EV charging readiness
Cellar	-
PENB	B
Reference number	108680



Living in a peaceful area close to both nature and the town center is offered by this residential project, which is being developed in a former stable from 1841, originally part of the Vimperk Castle estate. It includes a stylish terraced house with a southwest-facing garden overlooking the castle park and 2 parking spaces, completed and approved in July 2025.

The entry level features a living room with a preparation for a kitchen and access to a **garden**, a separate toilet, an entrance hall, a utility room, and storage space beneath the staircase leading to the upper floor. Upstairs, there are two bedrooms, and a bathroom with shower and toilet, and a separate hallway with space for a built-in wardrobe.

The building's history is reflected in the **vaulted ceilings** with **exposed brickwork** on the ground floor and exposed beams upstairs, while the remaining surfaces and fittings will be entirely modern. Standard features include **Velux triple-glazed skylights**, **wooden** triple-glazed **windows** with black frames on the ground floor, a **preparation for a fireplace**, vinyl floors, **underfloor heating**, and a gas boiler. The garden will include a **larch wood terrace** and a water connection. **Enhanced sound insulation** between the units ensures acoustic comfort indoors. The property comes with **two outdoor parking spaces**, one of which is prepped for **EV charging**.

This impressive, historically rich location lies next to **Vimperk Castle**. The building is surrounded by **mature greenery**, with the garden directly bordering the castle park. Nearby is an **arboretum** and the **deep forests** of Vodník Hill, as well as an **open-air summer theater** and a **sports and recreation area**. The town center, with a full range of necessary amenities, is just a 15-minute walk away, with schools and medical services also within easy reach.

Total area 102.31 m² (of which interior of 86.0 m², terrace of 16.31 m²), garden 57.8 m², plot 139.11 m².



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Konírna Vimperk

Rodinný dům | House 3

1. NP | ground floor 3+kk | 2 bdrm

- 1

Hala | Hallway

6,48 m²
- 2

WC | WC

2,37 m²
- 3

Tech. místnost | Tech. room

2,95 m²
- 4

Hala | Hallway

3,69 m²
- 5

Sklad | Storage room

4,85 m²
- 6

Obývací pokoj | Living room

24,50 m²

Užitná plocha | Usable area 44,84 m²
Užitná pl. celkem | Total usable area 86,04 m²

- 7

Terasa | Terrace

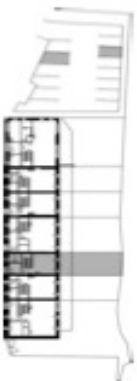
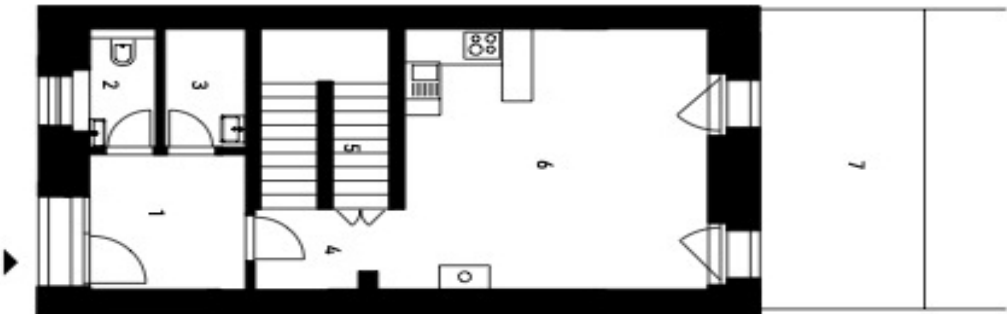
16,31 m²
- 8

Zahrada | Garden

57,83 m²

Celková plocha | Total area 161,93 m²

Tento výkres byl zpracován pro marketingové účely.
Uvedené plochy jsou orientační a developer si vyhrazuje právo
na změnu po dokončení fasádního systému.
This drawing has been created for marketing purposes.
The areas indicated are approximate, and the developer reserves
the right to make changes after the completion of the facade system.



Situace na parcele



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Konírna Vimperk

Rodinný dům | House

3

2. NP | 1st floor

3+kk | 2 bdr

1	Hala Hallway	5,99 m²
2	Pokoje Room	13,50 m²
3	Koupelna Bathroom	4,69 m²
4	Ložnice Bedroom	17,02 m²

Užitná plocha | Usable area

41,20 m²

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Situace na pátě