



Land

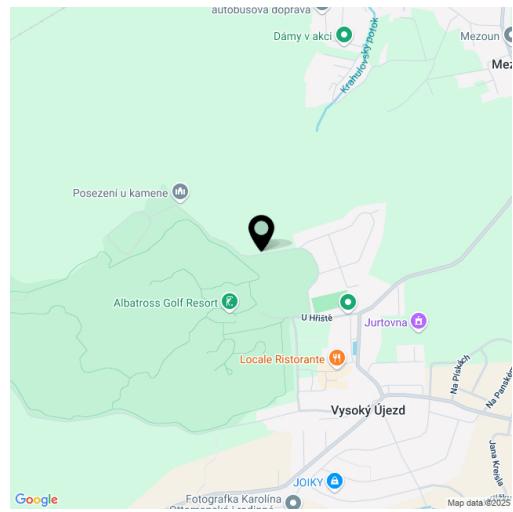
€ 739 523 | CZK 18 000 000

1522 m<sup>2</sup>, Beroun, Vysoký Újezd, Za Hospodou



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Price per sq. m.	11 827 CZK
Total area	1522 m <sup>2</sup>
Land type	Housing
Reference number	109774



**This level, fully serviced plot is located next to an 18-hole golf course in the modern municipality of Vysoký Újezd, set in a landscape rich in natural landmarks. This premium microlocation on the outskirts of Prague is home to the renowned Papilio restaurant, recognized by the prestigious Gault&Millau culinary guide.**

The level plot with an area of 1,522 m<sup>2</sup> is situated **away from the main residential development**. **Utility connections** for electricity, gas, water, and sewerage have been installed and approved. Access to the property is via a municipal asphalt road with street lighting.

The village is equipped with a **kindergarten** and **elementary school**, a grocery store, a post office, and a restaurant. Right next to the plot is the **Albatross Golf Resort**, featuring a clubhouse, **golf academy**, and **childcare services**. Easy access to Prague is provided by suburban buses with a terminal stop at the Zličín metro station (less than 30 minutes away). By car, the D5 highway and alternative routes to the Prague Ring Road are quickly reachable. The train ride from nearby Nučice to Smíchov takes approximately 30 minutes. The attractive surrounding landscape is perfect for outings to popular destinations such as the **Bohemian Karst**, **Karlštejn Castle**, or the forests of the **Povodí Kačáku Nature Park**.

Total area 1,522 m<sup>2</sup>.

Opportunity to purchase it together with the neighboring plot for a total land area of 4,283 m<sup>2</sup>.