



# Land

1 201 m<sup>2</sup>, Praha-západ, Jesenice, Karafiátová

**Sold**





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Price per sq. m.	9 992 CZK
Total area	1 201 m <sup>2</sup>
Land type	Housing
Reference number	39190

This flat plot of land with an area of 1,202 sq. m. is ready for construction and is part of a safe, gated residential area gradually emerging in a quiet part of the village of Jesenice Osnice, in the immediate vicinity of Průhonice Park, a large castle forest park protected by UNESCO. Prague and its services, including international schools, are easily accessible.

The landscaped plot is ideal for the construction of a family house. The maximum buildability of the land is 20%, the built-up area of the future house can be up to **240 sq. m.** with sufficient distance from the surrounding houses. **All utilities** (gas, water, sewerage, electricity) are available on the plot; access is via an asphalt road.

The location allows for close contact with nature and easy access to everything you need. Nearby is a kindergarten, a **golf course**, tennis courts, and **equestrian clubs**. In **Průhonice Park** you can spend hours walking in the midst of nature. Shops and other services are in the center of Jesenice, in nearby Průhonice, or in the shopping and entertainment zone in Čestlice. The prestigious **Sunny Canadian International School** is a 5-minute drive away, and the center of Prague is about half an hour away. Getting around by car is easy thanks to the Prague Ring Road and the D1 highway.

Total area 1,201 m<sup>2</sup>.

