



## Land

1 325 m<sup>2</sup>, Senec, Dunajská Lužná

Ask for price





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|                  |                      |
|------------------|----------------------|
| Price per sq. m. | Ask for price        |
| Total area       | 1 325 m <sup>2</sup> |
| Land type        | Housing              |
| Reference number | 42725                |

**This beautiful plot of land with a private beach, located in a popular part of Nová Košariská in the village of Dunajská Lužná, has been enhanced with a landscaped garden, cascades, terraces, an English style lawn with automatic irrigation, a gazebo with a natural reed roof, a private jetty, and extended direct access to the water.**

On the unique 1,325 sq. m. plot (also including a water area) there is a brick cellar and an insulated building with a kitchen and alarm system. Electric heating and a 22m deep water **well** are part of the standard amenities.

The plot allows for recreational housing with a permitted built-up area of 20% (1 above-ground floor + 1 recessed floor).

The location is popular for the summer activities that can be enjoyed on **Nové Košariská Lake**, such as water sports including diving courses and fishing. The lake is only 7 km (20 min. drive) from Bratislava. Complete civic amenities are also in Dunajská Lužná.

Land 1,325 m<sup>2</sup>.