



## Land

4 742 m<sup>2</sup>, Klatovy, Kašperské Hory

€ 279 239 | CZK 6 900 000







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Price per sq. m.	1 455 CZK
Total area	4 742 m²
Land type	Housing
Reference number	102821

This large plot of land with a valid building permit is located on a southeastern slope in the beautiful landscape of the Kašperská Vrchovina nature park in Šumava. The place provides perfect peace, complete privacy, wonderful views of the green surroundings, and a wide range of sports activities in every season.

A building permit was issued for a family house (usable area 140 sq. m.), a shed, a barn (215 sq. m.), a water well, and a sewerage treatment plant. A stylish mountain house with a ground floor, an attic, and a gable roof with a bell tower is planned on the plot. The proposed layout includes a fruit and vegetable cellar in the basement, a living space, a bedroom, a dressing room, a vestibule, a closet, a hall, a utility room, a bathroom, a toilet on the ground floor, and storage space in the attic.

Heating will be provided by an electric boiler supplemented by a tiled wood-burning stove. Drinking and service water will be from a drilled well. The house, designed to fit naturally into the local environment, will be adjoined by a southeast-facing garden. Beautiful views of the surrounding nature cannot currently be disturbed by any potential construction in the neighborhood. The plot of land is easily accessible via a municipal road, and an access road is shared with the neighbors. The deadline for starting construction is October 2024.

The nice place is located near the tourist-attractive town of Kašperské Hory with its historic core and photogenic Kašperk Castle, about a 15-minute drive from Sušice, a popular town for boaters. Many cultural events take place in the Kašperské hory and Sušice area. In winter, you can use numerous nearby ski trails and ski slopes, and in other seasons bike paths and hiking trails.

Total area 4,742 m².

