



## Land

2 849 m<sup>2</sup>, Praha-západ, Ke Krásné stráni

**Sold**







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Price per sq. m.	5 967 CZK
Total area	2 849 m <sup>2</sup>
Land type	Housing
Reference number	34693

This 2,849 sq. m. south-facing building plot with a study for the construction of a family villa is surrounded by mature trees on the edge of the village of Vonoklasy, situated on a hill high above the Berounka River, in the beautiful landscape of the Český Kras PLA near Černošice.

The slightly sloping sunny plot is located at the end of a cul-de-sac near the forest. **Utility networks** are connected to the boundary of the plot and there is an asphalt driveway.

The purchase price includes a study for a family house prepared according to the current zoning plan; the design corresponds to the surrounding development. The study suggests a two-story house with a partial basement. On the ground floor, there will be a living room, a dining room, a kitchen, a **winter garden**, a **wellness area** with a fitness room, spa, and sauna, a study, and a utility room. The living space and wellness area will be connected by **garden terraces**. Upstairs, there can be 4 bedrooms, 3 bathrooms, 3 dressing rooms, and a **large sunny terrace** overlooking the garden. In addition, there is a plan to build a **garage for up to 6 cars** with direct access to the house.

This pleasant and absolutely quiet place with calming views of the greenery is located on the outskirts of the village with basic services (grocery stores, restaurants). Full civic amenities, including schools, are within a few minutes' drive in Černošice. There is also a direct train link to Prague. The surroundings of Vonoklasy with many forests and beautiful views is a good place for trips on foot or by bike, for example, to **Karlštejn**.

Total area 2,849 m<sup>2</sup>.

In addition to regular property viewings, we also offer **real time video viewings** via WhatsApp, FaceTime, Messenger, Skype, and other apps.

