



## Land

3 181 m<sup>2</sup>, Jablonec nad Nisou, Těpeře

€ 119 576 | CZK 2 990 000





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Price per sq. m.	940 CZK
Total area	3 181 m <sup>2</sup>
Land type	Housing
Reference number	40575

This large, easily accessible building plot with an adjoining meadow is located in a unique, quiet location in the beautiful rolling landscape by the village of Těpeře on the border of Bohemian Paradise, the Jizera Mountains, and the Krkonoše Mountains.

The slightly sloping land is divided into a 2,289 sq. m. **building plot** and a 892 sq. m. adjoining **meadow**. Electricity is connected to the border of the plot, water will have to be sourced from its own well, and waste diverted to a septic tank. Access is via an asphalt illuminated road maintained year-round. According to the zoning plan, the area is suitable for rural living. The future house can be a permanent or recreational residence in a quiet location with breathtaking views of the surrounding green countryside.

The village of Těpeře, located just **5 minutes from Železný Brod**, has lovely, typical timbered buildings, supermarkets, a theater, and a cinema. Within walking distance of the plot is a flooded quarry with clean water where you can go **swimming**. The surrounding countryside offers a wide range of destinations for trips on foot, by bike, and in winter on **cross-country skis**. It is not far from popular **ski resorts**. The outskirts of Prague are only about an hour's drive away, mostly along the highway.

Total area 3,181 m<sup>2</sup>.

