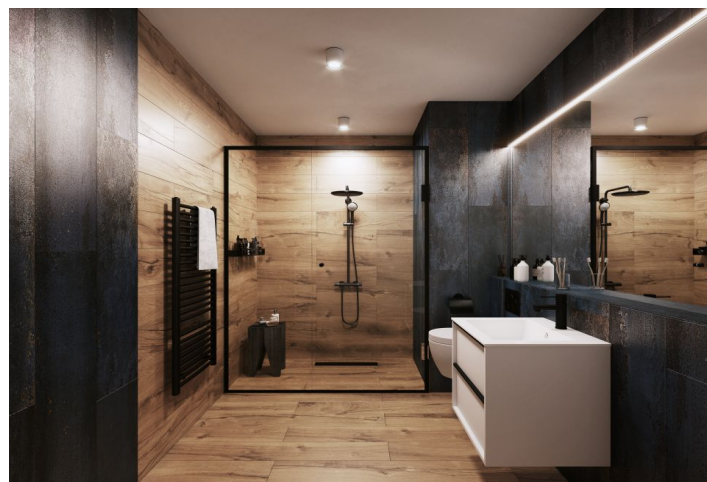




## Apartment Three-bedroom (4+kk)

€ 499 381 | CZK 12 339 700

119.58 m², Jindřichův Hradec, Třeboň, Svobody





# Apartment Three-bedroom (4+kk)

€ 499 381 | CZK 12 339 700

119.58 m², Jindřichův Hradec, Třeboň, Svobody

Total area	142 m²
Floor area*	120 m²
Terrace	18 m²
Loggia	4 m²
Garden	40 m²
Parking	Parking space at extra cost
Garage	Yes
Cellar	Yes
PENB	B
Reference number	101826

This 3-bedroom apartment with a loggia, a terrace and a garden is part of the Nová Cihelna project, which is currently being built on the site of a former brickyard that was founded in the 17th century, located in the picturesque spa town of Třeboň. Part of a UNESCO biosphere reserve, it lies in the middle of a romantic landscape, ideal for cyclists, fishermen, and lovers of wellness and relaxation. The apartment is suitable for permanent or recreational living as well as for investment purposes. Estimated completion date in September of 2026.

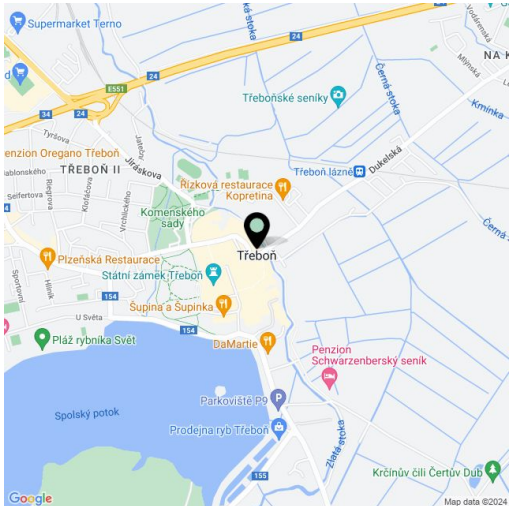
The area of the 1st floor apartment will consist of a living space with a preparation for a kitchen, 3 bedrooms (one with access to the loggia), 2 bathrooms (shower, toilet, sink), a separate toilet, a utility room, and a foyer. The living room will have access to a large east-facing terrace connected to the garden.

The facilities include recuperation, underfloor heating, large-format plastic windows with triple-glazed panes, quality vinyl floors, a security entrance door, large-format tiles in the bathroom, and Grohe sanitary ware in the modern dark shade of Hard Graphite. It is necessary to purchase a parking space and a cellar storage unit.

The Nová Cihelna residential project is located in a quiet part of Třeboň; it will be within walking distance of the Aurora Spa or the beaches of Svět pond. You can easily get to the uniquely preserved historic core of the town on foot or by bike. With a rich spa tradition and lively food scene, it's located in one of the most sought-after recreational places in the Czech Republic, excellently accessible by car, for example, via the D3 highway, but also by public transport (the train station is on the main railway corridor).

Floor area 119.58 m², loggia 4.3 m², terrace 18.48 m², garden 39.50 m².

For more information, please visit the project website [www.nova-cihelna.cz](http://www.nova-cihelna.cz).



\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



**€ 499 381 | CZK 12 339 700**

NOVĀ CIHELNA  
TĒRBON

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JEDNOTKA	2,18
DISPOZICIE	4+KK
PODLAŽI	2NP
Č. Miestnosť	m <sup>2</sup>
1 Chodba	17,57
2 Obyv. a pokoj + KK	39,53
3 Technická miestnosť	2,57
4 Ložnica	14,55
5 Pokoj	9,96
6 Kúpeľňa	4,20
7 Ložnica	20,07
8 Kúpeľňa	2,89
9 WC	1,75
Užžitná plocha**	113,08
Podlažná plocha*	119,58
10 Lodžie	4,30
11 Terasa	18,48
12 Záhrada	39,50
Ostatná plocha	181,56

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