



# Land

22 324 m<sup>2</sup>, Hradec Králové, Smiřice

€ 431 000 | CZK 10 900 000







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Price per sq. m.	488 CZK
Total area	22 324 m <sup>2</sup>
Land type	Commercial
Reference number	101390

**This large set of lots suitable, for example, as an eco-farm or a horse farm is located in eastern Bohemia near Hradec Králové, in the village of Rodov, which is easily accessible via the D11 highway.**

The land is mainly **meadows** with permanent grass that surround **mature trees**. A **stream** flows through the middle of the land; there is also a **strong spring** with **high-quality drinking water** and a **water well** on the land. The property includes an original building (a cottage suitable for reconstruction) which, together with the rest of the drive, is the only preserved structure from the buildings that used to be a **water mill** in the past. The house has a built-up area of 53 sq. m.

The plots are located in the **beautiful Krkonoše landscape**, 3 km from an exit from the D11 highway. The regional capital of Hradec Králové is 9 km away, and a wide range of civic amenities is available in the nearby town of Smiřice, accessible by bus from the village. The location is **attractive for tourists**; several natural monuments and reservations are nearby, and the **Velichovky spa** or **Baroque Kuks complex** are nearby.

Total area 22,324 m<sup>2</sup>.

