



Land

5 184 m<sup>2</sup>, Prachatice, Borová Lada

€ 792 197 | CZK 19 900 000



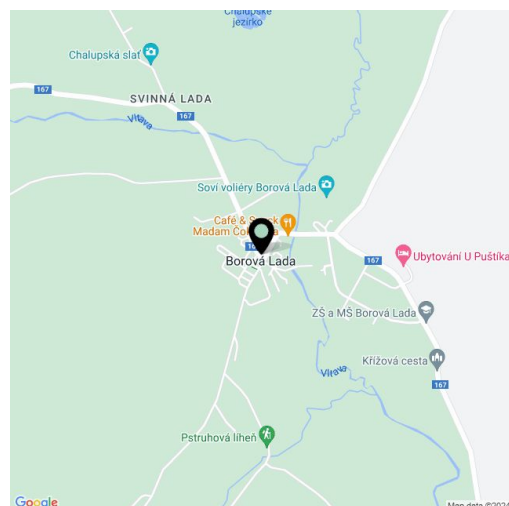


## Land

5 184 m<sup>2</sup>, Prachatice, Borová Lada

€ 792 197 | CZK 19 900 000

Price per sq. m.	3 839 CZK
Total area	5 184 m <sup>2</sup>
Land type	Housing
Reference number	105743



This slightly sloping large southeast-facing land with the possibility of building a family house is set in the middle of the breathtaking clean nature of the Šumava plains in the Šumava PLA, at an altitude of 960 m above sea level. The name Lada refers to local bogs with a typical and unique animal and plant habitat, which became one of the dominant features of the Teplá Vltava valley.

A set of 2 lots with a built-up area of about 2,000 m<sup>2</sup> and maximum allowable buildability of **25%**. You can build **1 house** and an **auxiliary building** here. There is an **electricity connection** and **4 springs**, so a drilled water well can be made; a **hydrogeological survey** has already taken place.

**Beautiful views** of the village of **Borová Lada** and the adjacent surroundings of the **National Park** open from the site. The location on a cul-de-sac in a place with only a few cottages guarantees **absolute peace**. In the center of the village is a kindergarten and elementary school, 2 restaurants, a grocery store, and a post office. In winter you can use the modified **cross-country tracks and ski slopes** on the Czech and German side of the Bohemian Forest, and during warmer months there are **beautiful cycling and hiking trips**, as well as **natural bathing options**. Borová Lada includes bus lines from Lipno nad Vltavou, České Budějovice, or Tábor, and on weekends and **direct connections from Prague**.

Total area 5,184 m<sup>2</sup>.