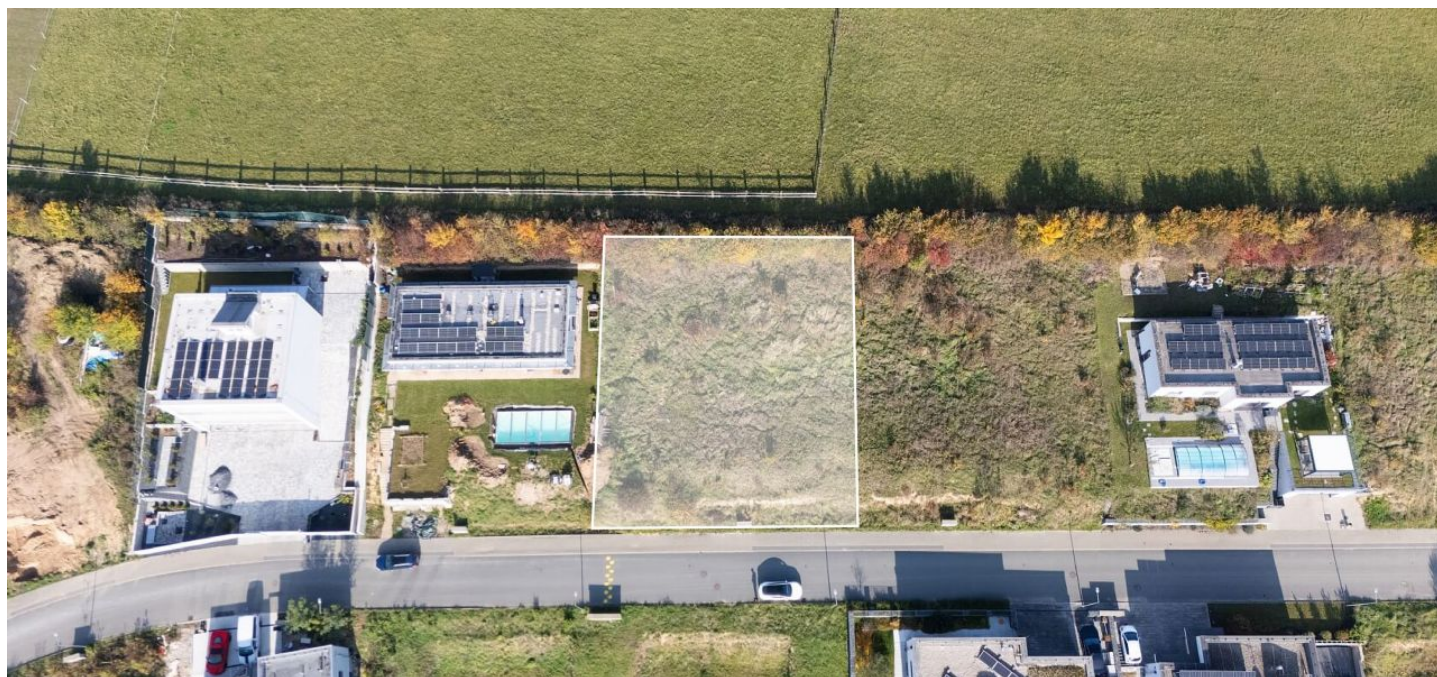




Land

938 m², Praha-východ, Podolanka, Za Kovárnou

Sold





Land

Sold

938 m², Praha-východ, Podolanka, Za Kovárnou

| | |
|------------------|--------------------|
| Price per sq. m. | 8 300 CZK |
| Total area | 938 m ² |
| Land type | Housing |
| Reference number | 106488 |

This slightly sloping southeast-facing building plot is located on a cul-de-sac on the edge of the small Central Bohemian village of Podolanka - Cvrčovice with views of the wooded biocorridor of the VINOŘSKÝ Stream (which cannot be developed on by law). The location between the Prague - VINOŘ district and the historic town of Brandýs n. Labem - Stará Boleslav offers a quiet life close to nature, but within quick reach of services.

In the zoning plan, the plot with an area of 938 m² is included in the area for housing with a built-up area of 30%. **Complete utility networks (sewerage, water, electricity, gas, optical cable) are brought to the border of the plot.**

During construction, it is necessary to respect the **architectural concept**, especially: flat roof, fencing of the front side of the plot with gabion nets, greenery.

The quiet village of Podolanka in the Praha-východ district benefits from the proximity of both the capital - a 4-minute drive to VINOŘ with **complete civic amenities** and 30 minutes to the city center - and the 6 km distant **historic city of Brandýs n. Labem - Stará Boleslav**. The area is an ideal place for cyclists and hikers—there are numerous bike paths, the ruins of the Jenštejn Castle, the Jenštejn-VINOŘ nature trail, the VINOŘ Castle, or Ctěníce Castle. Active athletes will appreciate the golf courses in VINOŘ and Stará Boleslav or the **swimming pool** in Brandýs nad Labem.

Total area 938 m².

