



## House Three-bedroom (4+kk)

Sold

164 m<sup>2</sup>, Skalica, Zlatnícka dolina





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|                  |                      |
|------------------|----------------------|
| Usable area      | 164 m <sup>2</sup>   |
| Plot             | 1 073 m <sup>2</sup> |
| Floor area       | 122 m <sup>2</sup>   |
| Balcony          | 9 m <sup>2</sup>     |
| Terrace          | 33 m <sup>2</sup>    |
| Parking          | Yes                  |
| Garage           | Yes                  |
| Cellar           | -                    |
| PENB             | A                    |
| Reference number | 37934                |

The project in Zlatnícka dolina offers for sale land with the possibility of building a modern, year-round residential villa on a turnkey basis in the recreational area of the White Carpathians just an hour from Bratislava. Land with a size from 900 to 1100 m<sup>2</sup> with the possibility of building a designed villa, or own implementation.

### About Project

The project itself offers 21 plots of land with the possibility of building a two-storey villa on a turnkey basis. The plots have utilities and a private driveway. The size of the land offers plenty of space for privacy and relaxation with a wide range of sports activities around the complex.

### Villa

The ground floor of the villa has a separate entrance hall, storage, living room with fireplace with access to the terrace, kitchen connected to the dining room, bathroom with shower and toilet. The floor of the house consists of a night area with three bedrooms and a bathroom with shower and toilet. The floor has two balconies - each room allows access to the exterior. Convenient parking for two cars is provided on the plot directly in front of the house.

Interior 122 m<sup>2</sup> + 9 m<sup>2</sup> balconies + 33 m<sup>2</sup> terrace

### Location

The quiet location offers many alternatives for active relaxation such as bike paths, hiking trails, Tazánia cable car, natural swimming pool, 18-hole golf resort Skalica, recreational cruises in the Baťa canal.

### Price

Land 1073 m<sup>2</sup> x 55 EUR = 59.015 EUR with VAT

Share on the access road 132 m<sup>2</sup> x 29.55 EUR = 3,900 EUR with VAT

Turnkey villa 215,000 EUR with VAT

