



# Land

710 m<sup>2</sup>, Prague 6, Dejvice, Pokojná

**Sold**







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Price per sq. m.	29 437 CZK
Total area	710 m <sup>2</sup>
Land type	
Reference number	42927

**This unique plot of land with wonderful views of the Church of St. Matthew is set in the natural environment of the Šárecký Valley, in a perfectly quiet place surrounded by a nature park. This unique part of Prague 6 in Šárecké Valley is located within easy reach of all services, international schools, and the airport.**

According to the valid zoning plan, the plot of land measuring 710 sq. m. is suitable for the construction of a **family house**, the **study** of which is part of the offer. The coefficient of the building's gross floor area is 0.3 (i.e. **208.93 sq. m.**). There are complete **utility networks**. Access to the land is via an asphalt road.

**A lucrative and highly desirable location** with only a few family villas surrounded by **large gardens**. The land has direct unobstructed views of the **Church of St. Matthew**, which is impressively illuminated in the evening. The beautiful surroundings are interspersed with **hiking and biking trails**. The **Global Preschool**, the prestigious **ISP** in Nebušice, the **Riverside School** in Sedlec, and the **ČZU** campus are within short driving distance. A bus stop with connections to the Podbaba tram stop and the Dejvická metro station is also close-by.

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