



Broker

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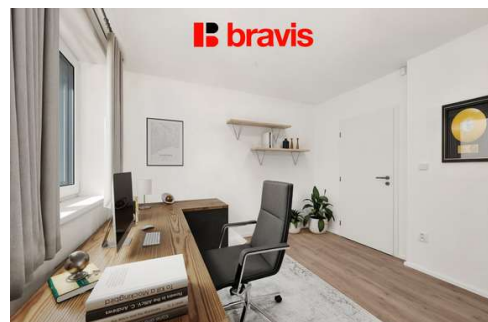
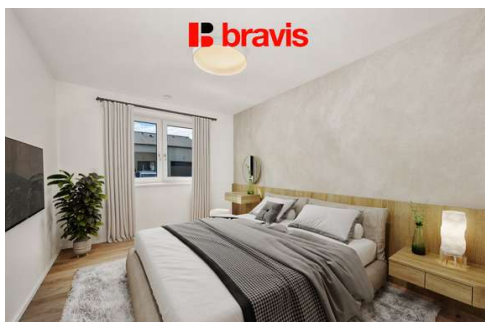
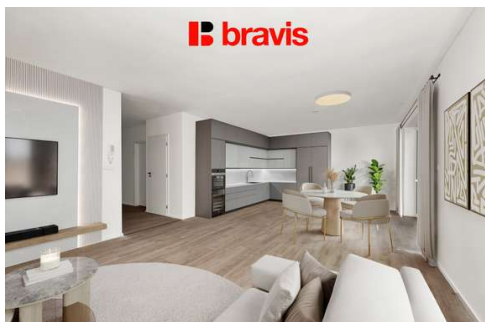
Sale of a 4+kk apartment in a villa with a garden, floor area 99 m<sup>2</sup>, Hodějice near Sla... (04933\_EN)



**7 490 000 CZK**

**Reserved**

**Total area:** 99 m<sup>2</sup>  
**Sort of real property:** Flat 4+kk  
**Structure:** Cihlová  
**Floor:** 0. floor  
**PENB:** B



## Facilities



Zahrada



Terasa

## Sale of a 4+kk apartment in a villa with a garden, floor area 99 m<sup>2</sup>, Hodějice near Slavkov, near Brno

As an exclusive representative of the developer, we present to you an offer of new villas that are synonymous with comfort, modern design and life in harmony with nature. These unique apartment units are located in the picturesque village of Hodějice, which combines the tranquility of the countryside with the advantages of quick access to Brno and Vyškov.

We offer you an apartment labeled A3B, available 4+kk, which is located on the ground floor of one of our four villas. With a usable area of 99 m<sup>2</sup> and an adjacent garden of 160 m<sup>2</sup> including a terrace, this apartment represents an ideal space for a comfortable life for your family.

The apartment is designed with an emphasis on above-standard amenities and comfort for residents. The entire apartment has hot water underfloor heating, which is connected to a NIBE heat pump, ensuring efficient and ecological operation of the household. Large-format windows with insulating triple glazing guarantee perfect light conditions and excellent thermal insulation. Electric blinds are installed for maximum privacy and comfort.

The safety of your household is the first priority, which is why the apartment is equipped with a modern security system. In addition, each villa has preparation for the installation of photovoltaic panels, which will enable you to make further savings and a gentle approach to the environment.

The apartment also includes two reserved parking spaces directly in front of the house.

The villa is built in energy class B, thanks to which the apartment will have low operating costs.

The kitchen unit and end lighting are not included in the price, which gives you a unique opportunity to complete the interior according to your own ideas and requirements.

Estimated completion date III. quarter 2024.

Hodějice is an independent municipality 4 km east of Slavkov u Brno and 23 km southeast of Brno.

Approximately 1,000 inhabitants live here and you will find basic civic amenities - a primary school up to the fifth grade, a kindergarten, a library, a general store, a restaurant, a hairdresser, a children's playground, a tennis court and a swimming pool.

For lovers of sports and an active lifestyle, there are hiking trails and cycle paths ideal for nature trips around the village.

There are regular bus lines to the village, the train station is in the neighboring village and access to the D1 highway in both directions is

11 km away.

Our financial advisors will be happy to help you find the ideal financing.

## Similar property



### Sale houses Family, 80 m<sup>2</sup> - Bučovice - Kloboučky

Jabloňová, Bučovice - Kloboučky

**7 900 000 CZK**

**Reserved** | Sort of real property: **Flat 4+kk** | Total area: **80 m<sup>2</sup>**



### Sale flats 4+KT, 130 m<sup>2</sup> - Brno

Hvozdková, Brno

**16 900 000 CZK**

**Reserved** | Sort of real property: **Flat 4+kk** | Total area: **130 m<sup>2</sup>**



### Sale flats 4+KT, 129 m<sup>2</sup> - Modřice

Brno

**9 900 000 CZK**

**Reserved** | Sort of real property: **Flat 4+kk** | Total area: **129 m<sup>2</sup>**



### Sale flats 4+KT, 100 m<sup>2</sup> - Hodějice

Hodějice

**7 690 000 CZK**

**Reserved** | Sort of real property: **Flat 4+kk** | Total area: **100 m<sup>2</sup>**