

Family house Pod Kopcami, Stupava

800 000 €





HERRYS- FOR SALE 4 ROOM HOUSE 240 M2 ON A LARGE 32 ACRES OF LAND IN SUPAVA-STREET POD KOPCAMI

Real estate agency HERRYS **offers for sale a large 4i bungalow 240 m2 with the possibility of living and business on a large 32 acres of land in Stupava, on the street Pod Kopcami.**

The house was built in 2003. It is connected to gas and electricity. On the land there are 3 wells and a sump. City water and sewerage are on the land ready for connection. The house has infloor heating with gas condensing boiler, air conditioning.

This property offers several possibilities of use, as UPI allows the construction of another multifunctional building:

-Housing and business in one place. Opportunity to build a business on an as yet unused 20 acres of land with separate access from the driveway

-Or living on half of the land and then selling the other half of the land as building land to build another house for living

Family house

4-room

usable area: house 240 m2 (built-up area 242 m2)

land: 3188 m2

DISPOSITION

The layout of the house

- **Ground floor (215 m²):** open plan living room with kitchen, 3 bedrooms, bathroom with corner bathtub and shower, separate toilet, laundry room, storage room, entrance hall, storage/cloakroom, garage for 2 cars

- **Basement:** cellar 25 m2

LOCALITY

Location



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Ad ID: EM79

Business name: HERRYS s. r. o.

Registered seat of the company: Žilinská 7-9, 811 05 Bratislava 1 | Address of real-estate agency: Bajkalská 9/A, 831 04 Bratislava 3 | Business identification No.: 45 280 436 | Tax identification No.: 2022920339 | VAT identification No.: SK 2022920339 | Registration: City Court Bratislava 3, Section: Sro, File No. 61514/B | Bank connection: SK59 1100 0000 0029 2685 5132 - Tatra Banka



Stupava - Popular location with excellent amenities and good access to Bratislava

BENEFITS

Highlights:

- Large land of 32 acres, which provides multiple possibilities of use
- Possibility of building an another multifunctional building
- Possibility of dividing the lot as it is accessible from 2 driveways
- Very well built house with a generous usable area of 262 sqm (basement 20 sqm + ground floor 242 sqm)
- Very practical floor plan with 3 bedrooms and open plan living room with kitchen
- Garage for two cars with a large cellar under the garage + additional parking spaces directly on the land next to the house
- Beautifully landscaped grounds with garden, relaxation area and summer kitchen with barbecue and pizza oven
- 3 wells on the plot and irrigation system
- Direct access to the main road

PRICE

Price: 800 000 EUR

© The text and photos are the author's work and property of the real estate agency HERRYS.



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