



Prime Location for Diverse Developments

Strategically located just 1 km from the **Slovakian border**, this property offers unmatched accessibility via its own paved access road and a private asphalt road leading directly to the premises.

Equipped with comprehensive utilities:

- 💧 2 drinking water wells
- 🚰 There are 2 sewage treatment plants (one of which requires repair and modernization).
- ⚡ own high-voltage electricity transformer station
- 🌐 Internet connectivity
- 🛣️ asphalt road on our private property
- 📹 video surveillance covers the entire property
- 🚪 the property is fully fenced

