

## Ljubljana Area – A modern settlement of energy-saving wooden houses

423.000 €



### Property details

Type:	House
Bedrooms:	3
Land included:	387 m <sup>2</sup>
Size:	155,57 m <sup>2</sup>
Region:	Ljubljana & Surroundings
City:	Drenov Grič
Built:	2019



## Description

This, so called Drenovo neighbourhood, is a modern settlement of energy sufficient - wooden houses. Located 10 km from Ljubljana, just a step towards peace and nature.

The Drenovo neighbourhood is distinguished by modern architecture and energy-saving construction of prefabricated wooden houses with a strong emphasis on exterior design. Sophisticated technological procedures and hidden details ensure optimal living conditions and durability of the facilities. The houses are fire, flood and earthquake safe and adequately thermally and sound insulated. The thoughtful layout of the units allows the residents the greatest possible privacy.

The manufacturer of houses is well-known company Marles, the largest and oldest Slovenian manufacturer of prefabricated buildings, which belongs to the European top and is the holder of all the most important certificates for prefabricated construction.

The neighbourhood will have landscaped common areas for socializing and safe playground for children. Parking spaces will be provided, and the neighbourhood will have no traffic.

There is a sample house for you, which you can visit and see for yourself the appearance, materials used and high quality of construction of houses in this Drenovo neighbourhood. You will really feel your future home here, as the wooden prefabricated construction enables moving in and a healthy stay immediately upon completion.

The houses are 155 sqm and have 273 sqm to 1.074 sqm of land.

### House in line D:

House 1 420.000 € with 460 sqm of land SOLD

House 2 450.409,80 € with 278 sqm of land SOLD

House 3 388.000 € with 277 sqm of land SOLD

House 4 438.801,30 € with 276 sqm of land SOLD

House 5 402.570 € with 276 sqm of land SOLD

House 6 438.801,30 € with 275 sqm of land SOLD

House 7 402.570 € with 274 sqm of land SOLD

House 8 438.801,30 € with 273 sqm of land SOLD

**House 9 450.409,80 € with 338 sqm of land SOLD**

**House in line 1:**

**House 1 438.013,20 € with 466 sqm of land SOLD**

**House 2 426.724,20 € with 380 sqm of land SOLD**

**House 3 423.000,00 € with 381 sqm of land SOLD**

**House 4 402.570 € with 382 sqm of land SOLD**

**House 5 426.724,20 € with 383 sqm of land SOLD**

**House 6 426.724,20 € with 315 sqm of land**

**House 7 423.000,00 € with 316 sqm of land**

**House 8 423.000,00 € with 314 sqm of land RESERVED**

**House 9 508.005 € with 1.078 sqm of land**

**The house have two floors. The ground floor is 78 sqm and comprises an entrance hall, a bright kitchen with a dining area, a spacious living room with access to the terrace and a lovely garden, a pantry and a toilet.**

**The first floor is 77 sqm in total. There are three bedrooms on the first floor (four in the second option of the floor plan). The master bedroom has its own dressing room and en-suite bathroom. Two extra bedrooms with its own bathroom.**

**Heating provided by heating pump.**

**Each house has two parking spaces under a carport in front of the main entrance to the house.**

**The modern settlement of energy-saving wooden houses will be a landscaped, green settlement, with a park area and a large children's playground in the centre. There is nature, right next to the neighbourhood, which offers many opportunities for recreation and relaxation. The houses are available as a turn-key option.**

**The Drenovo neighbourhood is located in Drenov Grič, along the road between Ljubljana and Vrhnika, only 10 kilometres from Ljubljana. You will enjoy the benefits of green countryside.**

**The place has good connections with Ljubljana, as well as with all strategic roads. It is an excellent starting point for trips all over Slovenia. You only need 20 minutes to the centre of Ljubljana, and just a few steps to peace and nature.**

**All infrastructure nearby: kindergarten, school, library, shops, pharmacy, a post office and recreational areas.**

As a condition of purchase, the seller points out that the buyer must reimburse the seller a part of the property sale costs in the amount of 2% of the property purchase price + VAT