

**Studio**  
**, Ostružná**  
**Price in EA**



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



## HERRYS - FOR SALE 1-BEDROOM APARTMENT IN THE PROJECT APARTHOTEL LESNÍ STRÁNĚ IN JESENÍKY

Real estate agency **HERRYS** offers for sale 1-bedroom apartment with balcony in the project **Aparthotel Lesní stráně** in **Jeseníky**.

**Aparthotel Lesní stráně** is located in the neighborhood of the famous ski resort **Ramzová**, less than a kilometer from the village of **Ostružná**. The attractive location offers ideal conditions for relaxation and active recreation throughout the year, in any season. Aparthotel brings **an investment opportunity in the middle of untouched nature, with a unique forest wellness in conjunction with the top facilities of a luxury mountain resort**.

- The Aparthotel will offer a wide range of services, including a restaurant, bar and a well-equipped relaxation centre, which will also include a forest spa with private forest cabanas.
- The architecture combines both classic and modern mountain elements so that the building is in harmony with the surrounding nature, appearing modern while offering maximum comfort.
- The purchase of the apartment represents an interesting investment opportunity with high appreciation. If you are interested in renting, the company will provide all related services.

Each apartment will have **a cellar and a reserved parking space**.

### Offer:

- 1 bedroom with an area of 37 - 45 m<sup>2</sup>
- 2+kk with an area of 50 - 52 m<sup>2</sup>
- 2+kk+sleeping area 52 - 71 m<sup>2</sup>
- 3+kk with an area of 57 m<sup>2</sup>



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Each apartment will be **fully functionally equipped and ready for occupancy**. Finished to standard, with kitchen and furniture, there will be 2 options to choose from: 1. Minimalist Nordic interior package and 2. Traditional mountain interior package. The designed interior ingeniously connects the interior with nature, through the views through the wooden slatted walls and also the natural materials used, e.g. sheepskins, concrete ceilings in the colour of ash slate rocks, built-in furniture made of high quality wooden veneer.

Construction of the project has already started and the expected completion date is **3Q/2025**.

## DISPOSITION

**The apartment consists of:** entrance hall, living room with kitchen, sleeping area, bathroom with shower and toilet, balcony with entrance from the living room

Each apartment will have **a cellar and a reserved parking space**.

### Offer:

- 1+kk with an area of 37 - 45 m<sup>2</sup>
- 2+kk with an area of 50 - 52 m<sup>2</sup>
- 2+kk+sleeping area 52 - 71 m<sup>2</sup>
- 3+kk with an area of 57 m<sup>2</sup>

## LOCALITY

The project is located in a quiet location surrounded by forest, in the vicinity of the famous ski resort Ramzová, less than a kilometer from the village of Ostružná. The aparthotel will be built on the site of the previously known



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recreational facility SKI hotel Ostružná. Here you will find fascinating views, vast peat bogs, majestic waterfalls and many other treasures of nature that have retained their wildness to this day. The location is attractive because in every season it is full of attractions - through ski slopes, hiking trails to scooter tracks, paragliding, mountain minicars.

## BENEFITS

- The project is located in the vicinity of the well-known ski resort Ramzová, less than a kilometer from the village of Ostružná
- Attractive location offering ideal conditions for relaxation and active leisure throughout the year, in any season
- An investment opportunity in the middle of untouched nature, with a unique forest wellness in conjunction with the top facilities of a luxury mountain resort
- Offering a wide range of services, including a restaurant, bar and a well-equipped relaxation centre, which will also include a forest spa with private forest cabins
- Architecture combining both classic and modern mountain elements to blend in with the surrounding nature, creating a modern look and feel while offering maximum comfort
- The purchase of an apartment represents an interesting investment opportunity with high appreciation, with all related services provided in case of interest in renting the apartment.
- Full functional equipment of the apartment and readiness for its use
- The apartment is finished as standard, with kitchen and furniture
- Choice of 2 interior package options: 1. Minimalist Nordic interior package and 2. 1. a traditional mountain interior package

## PRICE



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