



Real estate offer
"Jaworzno Silesia Golf"

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Location:

Jaworzno - Ciężkowice, Silesian Voivodeship

Area:

1.300.947 m²

Plots:

1/70, precinct no. 10 c

Ownership:

property right

Description of the real estate:

We are glad to present you with the investment land of the area of **130 ha**, designated for creating an 18-hole golf course of the master class - called **Jaworzno Silesia Golf**, together with a club building, a hotel and a residential part.

The offered land is situated in Upper Silesia (4 mln citizens) in the north-eastern part of the city of Jaworzno, and it is very conveniently located - near A4 motorway (about 16 km away), which enables fast access to Katowice and Cracow, as well as to the S1 road (about 10 km away) linking Cieszyn and Warsaw.

The land is situated in a picturesque setting, surrounded by forest areas with already existing recreation and sports facilities, very close to the **"Sosina" Reservoir**, a professional **stud farm** and a **diving centre** called **"ORKA"**. That is why the future investment involving the construction of a golf course will be a great opportunity for the citizens of Silesia, Małopolska [Lesser Poland] and the entire Country, to spend their free time in an active and healthy manner.

In accordance with the preliminary spatial development project for the land concerned, one of its parts, of the area of more than **27 ha**, was designated for development with **residential-apartment** buildings, which will allow for constructing single-family and multi-family buildings of the total useable area of **33.000 m²**. It is intended to be situated next to the 18-hole golf field with a **club building** (1.600 m² of useable area), a **hotel** (4.500 m² of useable area), a **commercial and restaurant part** and car parks.

Purpose of the plot:

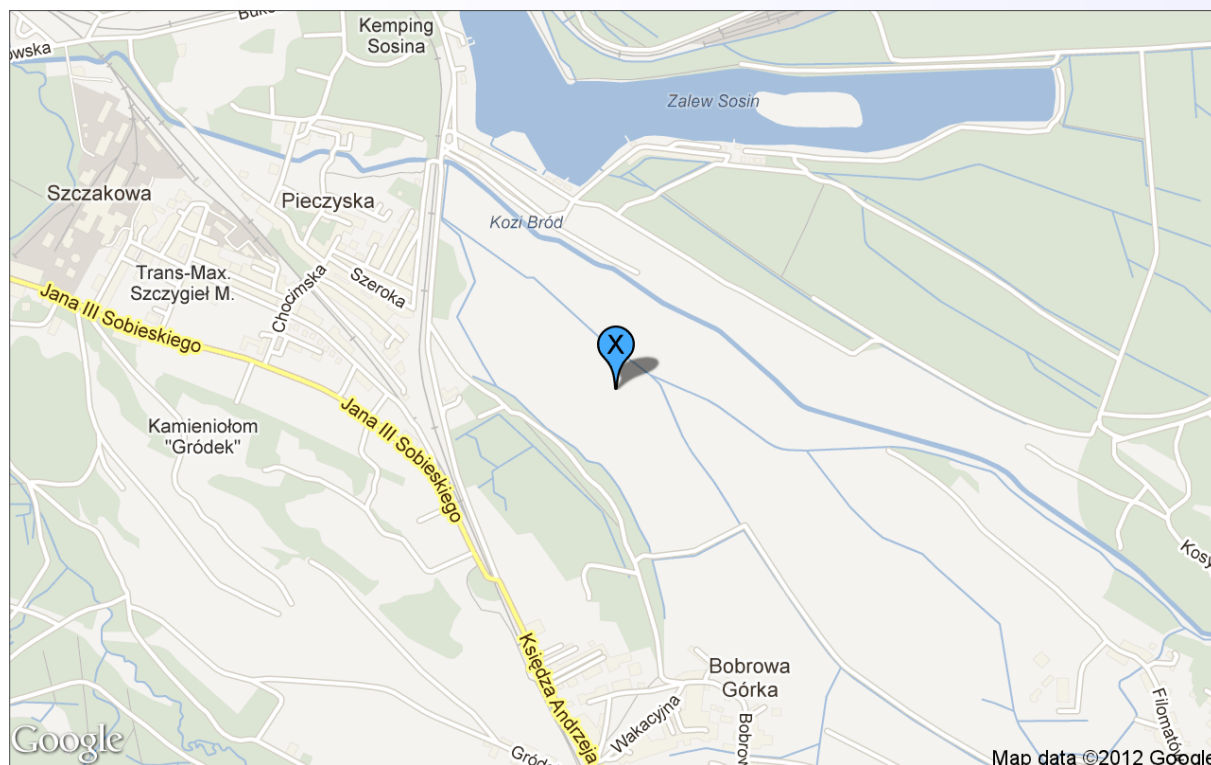
In the local land development plan of the City of Jaworzno "Ciężkowice", the land is earmarked for **sports, recreation and tourism** as its fundamental functions. At the same time, the local plan allows for erecting supplementary buildings, i.e.: hotels, club buildings, restaurant, administration and residential buildings, as well as residential-apartment buildings. The "Ciężkowice" local plan was accepted by the Jaworzno City Council on 29 June 2010, Resolution No. XLVI/620/2010, and our real estate is situated in the zone marked with symbols: **1US, 2US, 8US** and 16ZL - as a part of the existing forest.

Appendices:

- [terrain map](#)
- [cadastral map](#)
- [land development plan 1](#)
- [land development plan 2](#)
- [golf course plan](#)
- [lengths of golf lanes](#)
- [golf course visualization](#)
- [extract from the land register](#)
- [excerpt from the local land development plan](#)
- [extract from the local land development plan](#)
- [Building permit stage 1](#)
- [Land development plan](#)
- [Driving range stage 1](#)

Real estate localisation on map

"Jaworzno Silesia Golf"



Real estate offer - gallery

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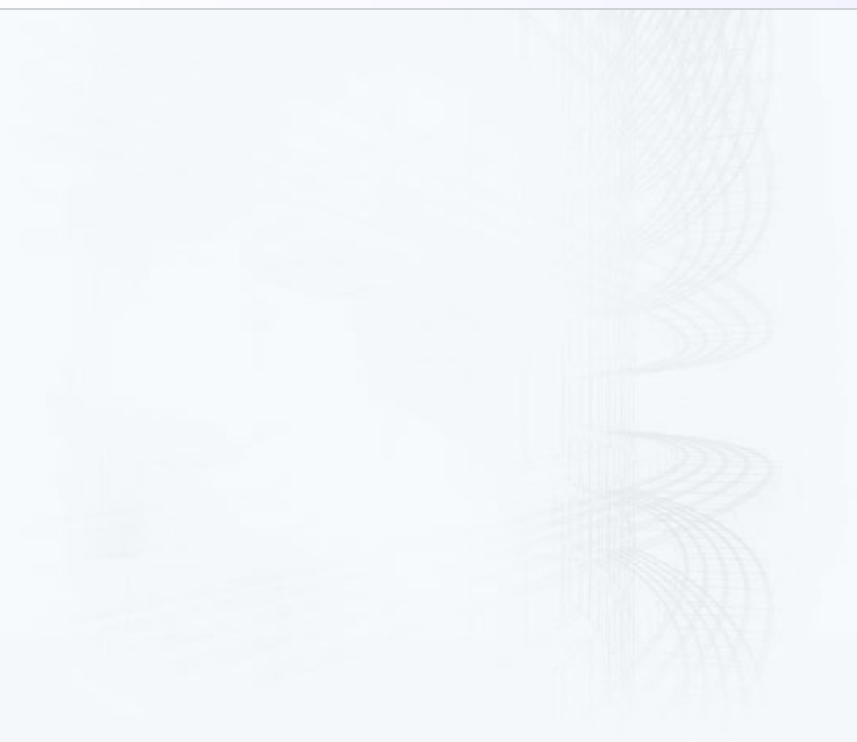
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