



LIPNO REAL  
Exclusive real estate around lake  
Lipno

+420 601 005 006  
[info@lipno-real.com](mailto:info@lipno-real.com)  
[www.lipno-real.com](http://www.lipno-real.com)

# Luxury maisonette apartment in the first row by the water - MOLO LIPNO



**Lipno nad Vltavou**

Location

**117.6 m<sup>2</sup>**

Floor area

**4 rooms**

Proposition

**865 000 EUR**

Price with 12% vat

## Description

We exclusively present to you this first-class beachfront 4+kk maisonette apartment with a balcony and a panoramic view of the water, which is located in the MOLO LIPNO project, directly on the first row of the beach in the center of Lipno nad Vltavou.

Apartment:

The luxurious attic unit 4+kk with a total usable area of 126.3 m<sup>2</sup> has a vestibule, a separate toilet, a bathroom with a sauna, a cozy bedroom, and the space is connected to a spacious living area with a kitchen, from which there is an entrance to an unrivaled balcony of 8.7 m<sup>2</sup> with a breathtaking panoramic view of the Lipno water surface. On the upper floor of the maisonette apartment, you will find an open room in the gallery, a bathroom and another room for children or guests.

## Real estate specialist



**Ing. Marek Ertl**

[m.ertl@group-df.cz](mailto:m.ertl@group-df.cz)

+420 601 005 006





LIPNO REAL

Exclusive real estate around lake  
Lipno

+420 601 005 006

[info@lipno-real.com](mailto:info@lipno-real.com)

[www.lipno-real.com](http://www.lipno-real.com)

The apartment itself represents a combination of elegance, luxury and practicality. It is equipped with the highest quality furniture (Caster design) and electrical appliances (De Dietrich, BORA Vertriebs, Miele, etc.). Bathrooms with large-format tiles and premium furnishings (Villeroy & Boch, Kaldewei, Hüppe) give the apartment an additional touch of refinement. Wooden floors and wooden wall paneling in combination with design-chosen equipment create a modern, but at the same time comfortable, cozy atmosphere. The unit includes generous standard equipment, electric window blinds, circulation cooling, as well as the LOXONE smarthome system including remote control of lights, heating, cooling, shading, security, appliance control, camera system, digital intercom, and more. Due to the open gallery, south-west orientation and French windows, the apartment has a majestic impression full of natural light.

The price includes 12% VAT. The price of the apartment also includes two cellar cubicles, two covered parking spaces in the underground garage and a mooring for your boat in Marina Lipno.

#### Project:

The apartment is part of the prestigious five-star resort MOLO Lipno, designed by world-class architects Chapman Taylor. It is surrounded by a private garden with water features, mature greenery and a combination of natural and modern materials.

#### Surroundings:

The project is located by the beach on the banks of Lipno, surrounded by the beautiful Šumava scenery, and guarantees not only perfect living, but also a unique recreational experience. The building is located within walking distance of the center of the village, but at the same time in privacy. Beach, bike path, playground in front of the house, a short distance from the marina and the promenade, where all civic amenities are available, a few minutes to the slopes.

- Luxury lakefront maisonette with panoramic water views
- Fully equipped with premium furniture and electrical appliances
- Superior equipment, technology and LOXONE smart home
- Sauna
- Two parking spaces
- Cellar
- Mooring for the boat in the marina

This is an exceptional offer of the most luxurious apartment in Lipno for truly exceptional clients who know how to enjoy life. Get a new family residence in a private top location by the water in beautiful nature and contact an investment specialist in the Lipno location for more information, or to arrange a non-binding inspection.

## Parameters



LIPNO REAL

Exclusive real estate around lake  
Lipno

+420 601 005 006

[info@lipno-real.com](mailto:info@lipno-real.com)

[www.lipno-real.com](http://www.lipno-real.com)



LIPNO REAL  
Exclusive real estate around lake  
Lipno

+420 601 005 006

[info@lipno-real.com](mailto:info@lipno-real.com)

[www.lipno-real.com](http://www.lipno-real.com)

---

Reference number:	<b>648651</b>
Type:	<b>Apartment</b>
Ownership:	<b>Personal</b>
Price with 12% vat :	<b>21 980 000CZK</b>
Address:	<b>Lipno nad Vltavou, Lipno nad Vltavou</b>
Electricity:	<b>Not specified</b>
Internet Access:	<b>Wi-Fi</b>
Construction type:	<b>Combined materials</b>





LIPNO REAL  
Exclusive real estate around lake  
Lipno

+420 601 005 006

[info@lipno-real.com](mailto:info@lipno-real.com)

[www.lipno-real.com](http://www.lipno-real.com)

---

Sewerage:	<b>Municipal</b>
Water:	<b>Water supply</b>
Floor:	<b>3rd Floor</b>
Floor area:	<b>117.6 m<sup>2</sup></b>
Energy Class:	<b>B - Very economical</b>
Balcony:	<b>8.7 m<sup>2</sup></b>
Basement:	<b>4.8 m<sup>2</sup></b>
Disposition:	<b>4 rooms</b>
Parking:	<b>Parking</b>





LIPNO REAL

Exclusive real estate around lake  
Lipno

+420 601 005 006

[info@lipno-real.com](mailto:info@lipno-real.com)

[www.lipno-real.com](http://www.lipno-real.com)

## Map



All published data contained in this advertisement are for informational purposes only and do not constitute an offer within the meaning of § 1731 or § 1732 of the Civil Code, nor is it a public promise pursuant to § 1733 of the Civil Code. This offer does not entitle anyone to conclude a contract. Lipno Real s.r.o. it mediates data (information) acquired in good faith from the owner of the immovable property and for this reason is not responsible for its completeness, accuracy and accuracy. At the same time, it is not authorized to conclude any contracts connected with the sale of real estate on behalf of the owner of the real estate.



LIPNO REAL

Exclusive real estate around lake  
Lipno

+420 601 005 006

[info@lipno-real.com](mailto:info@lipno-real.com)

[www.lipno-real.com](http://www.lipno-real.com)