



WIZARD GROUP



DEVELOPMENT INVESTMENTS

JUNE 2025



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HOUSES	JANKÓWKO - UL. GDAŃSKA	01
HOUSES	GNIEZNO - UL. WIEŚNIACZA	02
HOUSES	LULKOWO	04
HOUSE	GNIEZNO - UL. ORZESZKOWEJ	05
HOUSE	GNIEZNO - UL. RADOSNA	06
APARTMENTS	GNIEZNO - UL. ORZESZKOWEJ	07
BUILDING PLOTS	LULKOWO	08
BUILDING PLOTS	KŁOMNICE	09



JANKÓWKO K/GNIEZNA - UL. GDAŃSKA

SEMI-DETACHED HOUSES

NR KSIĘGI WIECZYTEJ: PO1G/00084433/1

The investment consists of twelve semi-detached houses, each with an area of 97 m². They feature four comfortable rooms, two practical toilets, and an elegant bathroom. The property is finished and ready for immediate occupancy. Out of the twelve semi-detached houses, seven have been sold, and five are currently rented and ready for sale.

A charming garden is the perfect place to relax and have fun on sunny days, and in front of the house, there is a comfortable parking space for your cars.

- ✓ Gas heating
- ✓ High-quality siporex H+H 24 cm
- ✓ Modern Salamander Bluevolution-82 windows
- ✓ Electric roller shutters with remote control
- ✓ Solid roof truss C24
- ✓ Insulation for years - styrofoam 20 cm
- ✓ Comfortable video intercom





GNIEZNO - UL. WIEŚNIACZA

SEMI-DETACHED HOUSES

NR KSIĘGI WIECZYSTEJ: PO1G/00092583/6, PO1G/00077084/7

Modern four-unit semi-detached houses located within the administrative boundaries of Gniezno, on Wieśniacza Street. Built with exceptional care, these homes set the investment at the highest standard.

The property offers convenient access to the city center and the S5 loop (Bydgoszcz-Poznań). In close proximity, there is a school, a kindergarten, and commercial and service facilities.

- ✓ Electric blinds with remote control
- ✓ Windows with triple glazing
- ✓ Security doors
- ✓ Underfloor heating on both levels
- ✓ Heat pump, photovoltaic system
- ✓ 20 cm polystyrene insulation
- ✓ Spacious terrace
- ✓ Garage





The property is accessible via an asphalt road that serves as a public city street from both Poznańska Street and the village of Żerniki. Within a distance of up to 150 meters, there is a public transportation stop.

The complex consists of thirty-six semi-detached houses.

The investment area consists of two fenced plots with two entrances, featuring its own internal infrastructure including a road, a children's playground, green areas, and a communal relaxation and leisure space. The entire area is illuminated and monitored.





LULKOWO

SINGLE-FAMILY HOUSE

NR KSIĘGI WIECZYTEJ: PO1G/00098085/7, PO1G/00098086/4

The investment includes the construction of semi-detached single-family houses on plots number 16/47 (PO1G/00098085/7) and 16/61 (PO1G/00098086/4). The construction is in an advanced stage, and work is ongoing — the entire buildings are in a raw state, with the upper ceilings being poured. The houses feature garages, parking spaces, and large gardens.





GNIEZNO, UL. ORZESZKOWEJ

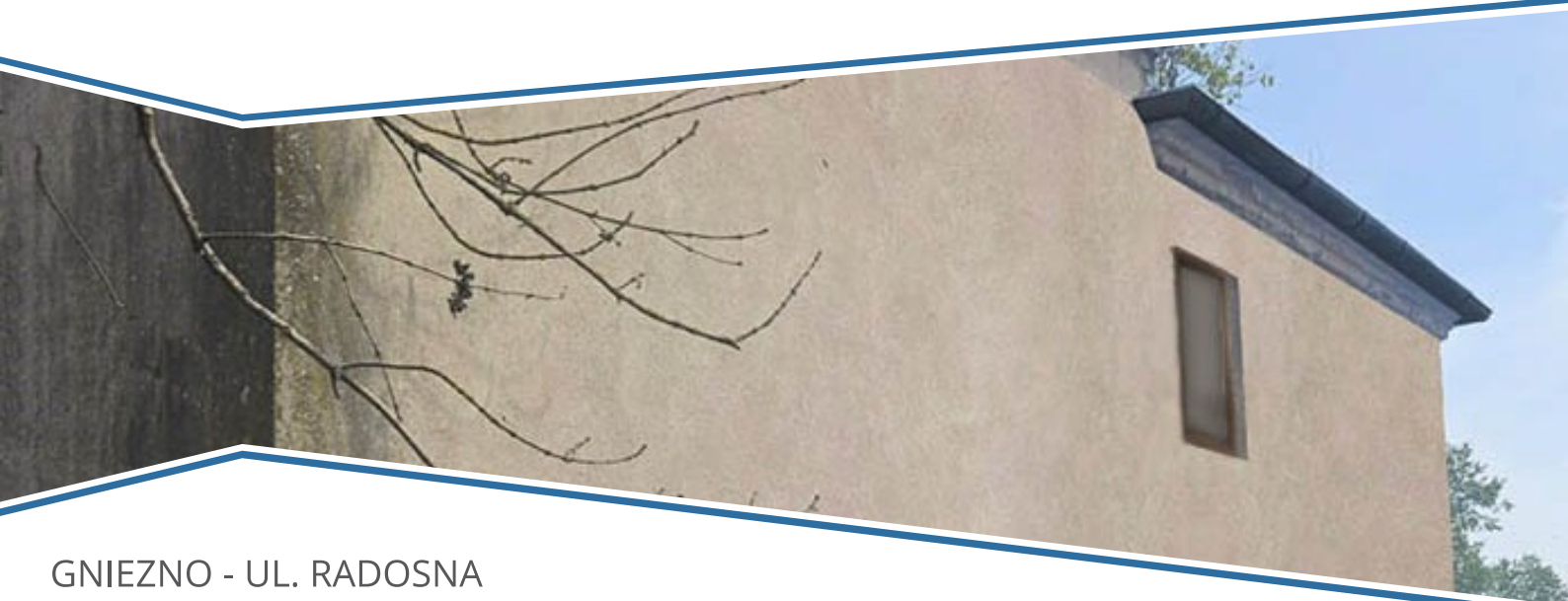
SINGLE-FAMILY HOUSE

NR KSIĘGI WIECZYSTEJ: PO1G/00012745/6

The investment involves the construction of a single-family house with a garage and an outbuilding, which will be equipped with connections for a sauna and a Jacuzzi. Between the house and the outbuilding, there will be a covered swimming pool.

The current stage includes all earthworks, installation of sewage, water, electricity, and gas systems. The foundation slab is completed and ready for wall construction.



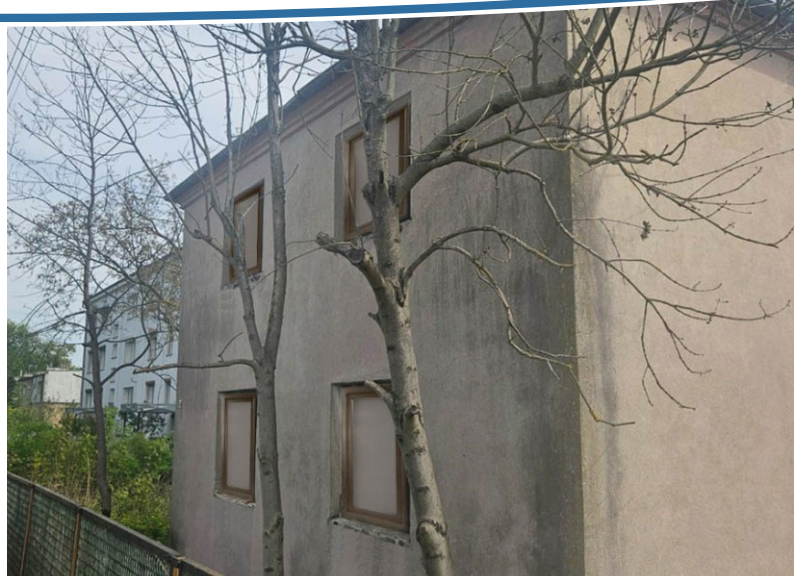


GNIEZNO - UL. RADOSNA

SINGLE-FAMILY HOUSE

NR KSIĘGI WIECZYTEJ: PO1G/00002510/7

The investment concerns a single-family house with an outbuilding/garage on Radosna Street in Gniezno. The house is located in a very good area – close to a kindergarten and an elementary school. A park and a lake are nearby. The house has a usable area of 150 m², including 100 m² of living space. Currently, renovation work is being carried out on the house.





GNIEZNO - UL. ORZESZKOWEJ

APARTMENTS

NR KSIĘGI WIECZYSTEJ: PO1G/00085275/2, PO1G/00085276/9, PO1G/00085277/6, PO1G/00085278/3

The investment includes four apartments on Orzeszkowa Street in Gniezno. The apartments are located in a residential building within a housing estate, with the area around the building fenced and monitored.



Each apartment has an area of 43.5 m², consisting of a living room with a kitchenette, a bedroom, and a large bathroom – the apartments are fully furnished. Each apartment comes with a two-car parking space in an underground garage, along with a storage locker.





LULKOWO

BUILDING PLOTS

NR KSIĘGI WIECZYTEJ: PO1G/00099307/7, PO1G/00099306/0

Building plot number 16/16 (PO1G/00099306/0) – the surveyor has marked out the foundations, and earthworks for the foundation construction have begun. The site is being prepared for building, with excavations for the foundations underway.



Building plot number 16/54 (PO1G/00099307/7) – planned construction of a large single-story house with access to a flat roof used as a terrace. The house will have an area that allows for the designation of space for any type of service activity (at the project preparation stage).





KŁOMNICE K/CZĘSTOCHOWY **BUILDING PLOTS**

NR KSIĘGI WIECZYTEJ: CZ1C/00049496/0, CZ1C/00188963/1

Building plots number 1114/1 and 1114/2 (CZ1C/00049496/0) with an area of 0.28 hectares, as well as building plot number 3137 (CZ1C/00188963/1) with an area of 0.10 hectares. The plots are located in the village of Kłomnice in Częstochowa County, Silesian Voivodeship.





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