



## RENT a 30 m2 well-located cute studio from 1.Dec



### Agenten-Info

Name: hajajajj  
Name der  
Firma:  
Land:  
Erfahrung seit:  
Art der  
Dienstleistung:  
Spezialgebiete:  
Art der  
Immobilie:  
Telefon:  
Sprachen:  
Webseite:

### Anzeigen-Details

Immobilie für: Mieten  
Preis: HUF 200,000

#### Standort

Veröffentlicht: 02.11.2024

#### Beschreibung:

RENT a 30 m2 well-located cute studio apartment from 1st of December 2024 as a long term rental (ideally for many years) in Budapest

#### Apartment

- \* upon request, the walls can be painted white when the current tenant leaves at the end of November
- \* has a security entrance door
- \* is on the 2nd floor, overlooking the garden, facing East and South and very quiet
- \* has 3 big windows, one is a small French balcony
- \* has shutters on 2 windows, and mosquito net on the bathroom's window
- \* fully equipped: washing machine, vacuum cleaner air conditioning, dishwasher, fridge, ceramic hob, oven, built-in kitchen furniture and a built-in wardrobe
- \* has district-heating with own meter as well as individual water meters
- \* the floor of the room is natural parquet, while the hall and the bathroom floor is tiled
- \* low maintenance cost due to own metering, energy-efficient household appliances

#### Building

- \* Bauhaus-style, brick-built, 5-story building with bright staircase and elevator
- \* is surrounded on 3 sides by a garden
- \* the garden gate and the entrance door of the house are also closed
- \* has a small but well-established, peaceful residential community with 19 apartments



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\* can easily park at the house or in the surrounding streets

## Area

\* Újlipótváros part of the 13th district and Ronyva is a quiet, cute little street with a garden-like atmosphere

\* many shops, offices, medical and cultural places as well as parks (suitable for sports too) are nearby

\* Lehel market, Westend shopping mall and West railway-station are within easy reach, St. Stephen park, the Danube, even Margaret island is a short walk away

\* has excellent infrastructure: metro stops at Lehel square and Dózsa György road, trolleys 75/76/79, buses 15/115 as well as night busses

## Tenant

\* is a discerning person (maybe a couple) without children and pets

\* is clean, tidy, neat, quiet and non smoker

## Rental details

\* € 500 + monthly utilities + 1000 € deposit

Neu: Nein  
Zustand: Sehr gut

## Allgemein

Schlafzimmer: 1  
Badezimmer: 1  
Fertige m<sup>2</sup>: 30 m<sup>2</sup>  
Stockwerk Nummer: 2  
Hausgeld pro Monat: HUF 26,000

## Zimmerdetails

Zimmer insgesamt: 1  
Haushaltsgeräte: Geschirrspüler, Range / Oven, Refrigerator, Washer  
Bodenbelag: Carpet, Hardwood, Tile  
Keller: Keiner

## Versorgungsdetails

Heizung: Ja  
Heizungsart: Other  
Heizstoff: Other  
Kühlart: Other

## Energieeffizienz

Energieverbrauch: A

## Gebäudedetails

Parkplatz: Nein  
Gebäude-Ausstattung: Elevator, Gated entry, Near transportation



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|                    |                       |
|--------------------|-----------------------|
| Außen:             | Brick                 |
| Außen-Ausstattung: | Balcony/patio, Garden |
| Anzahl Etagen:     | 5                     |
| Dach:              | Tile, Other           |
| Aussicht:          | Park                  |
| Ausrichtung:       | SO                    |

## Mietdetails

|                    |                |
|--------------------|----------------|
| Möbliert:          | Ja             |
| Haustiere erlaubt: | Nein           |
| Wäscherei:         | In der Einheit |

## Mietbedingungen

|                   |             |
|-------------------|-------------|
| Kaution:          | HUF 400,000 |
| Miet-/Pachtdauer: | 1 Jahr      |
| Verfügbar ab:     | 01.12.2024  |

Zusätzliche Mietbedingungen:

Ich vermiete mein 30 m2 Innenstadt-Studio ab December 1. 2024 auf lange Zeit (idealerweise Jahre)

## Das Apartment

\* auf Wunsch können die Wände bei Auszug des aktuellen Mieters Ende November weiß gestrichen werden

\* es liegt im 2. Stock, ist nach Osten und Süden ausgerichtet, mit Blick auf den Garten und sehr ruhig

\* das Zimmer hat Naturparkett, während der Flur und das Badezimmer über Fliesenböden verfügen

\* der Küchenbereich ist voll mechanisiert (Whirlpool-Geschirrspüler, Kühlschrank, C

## Zusätzliche Informationen

URL der Website: <https://kiado-for-rent.webnode.page>

## Kontaktinformation

Telefon: +36 (70) 662-6794

IMLIX ID: IX6.305.112

