



## Peaceful living space, near BUD Int. Airport

### اطلاعات مشاور املاک

نام: derenyi  
نام شرکت:  
کشور:  
Experience  
since:  
نوع خدمات:  
Specialties:  
Property Type:  
تلفن ثابت:  
Languages:  
وب سایت:



### توضیحات آگهی

آگهی برای:  
قیمت:  
فروش  
EUR 595,000

### اطلاعات مکانی

کشور:  
استان:  
شهر:  
آدرس:  
کد پستی:  
تاریخ آگهی:  
توضیحات:  
Hungary  
Pest megye  
Dunaharaszti  
Orgona u.  
2330  
2024/07/21

A peaceful, calm environment, with its own pool and sports field.

### THE HOUSE:

- It is located in a quiet environment, facing SE-SW, at the end of a dead end.
- One-story, floor area 293 m<sup>2</sup> (living space 224 m<sup>2</sup>, garage 55 m<sup>2</sup>, covered terrace 14 m<sup>2</sup>).
  - Technical content:
    - Built in 2006, it was built by a construction contractor for his own purposes.
    - 27 m<sup>2</sup> vacuum tube solar collector, which can be used for the production of heating and bathing water in addition to heating the pool.
    - Alarm system, air conditioning, 2 independent electric gates.
    - Consists of:
      - spacious (almost 50 m<sup>2</sup>) living room with oak parquet flooring,
      - dining room and kitchen (41 m<sup>2</sup>), with pantry,
      - five additional rooms with separate opening,
        - two full bathrooms,
        - three wardrobe rooms,
        - household room,



— garage (three spaces (two cars wide), heated, tiled, and opens directly from the hall).

#### THE GARDEN:

- ▶ Wild, lush vegetation on a plot of 2188 m2. Fruit and ornamental trees, 15 m2 garden pond, etc. (The photos say more, additional photos are available on request.)
  - ▶ The garden is discreetly located behind the house, not visible from the street.
- ▶ 11m\*6m heated swimming pool. Due to the solar collector heating, it can be used from Apr. to Oct., and can be heated to over 30 degrees in summer.
  - ▶ 200 m2 paved area around the pool with parasols, stone seating and barbecue.
    - ▶ Volleyball court with net, grass, basketball backboard.
      - ▶ 40 m2 covered, paved garden pavilion.

#### THE AREA:

- ▶ Supermarkets, kindergarten, school, pharmacy, gas station, post office are nearby.
- ▶ Dunaharaszti is one of the most developed and livable small towns in the Budapest agglomeration (dunaharaszti.hu/varosi-gallery), right next to Budapest. The road and other (bus, train) connections to the capital are very good.
  - ▶ Budapest Ferenc Liszt International Airport is a 20-minute drive away.

The property is in excellent condition, can be taken into possession immediately without any expense.

نه	جديد:
Good	وضعيته:
2006	ساخته:
نه	Tenanted:
	<b>اطلاعات عمومی</b>
5	اتاق خواب:
2	اتاق خواب:
224 متر	فوت مربع تمام شده:
2188 متر	زیر بنا:
55 متر	Garage sq. ft.:
1	Floor Number:
EUR 1.5	HOA dues per month:

#### Room details

6	Total rooms:
Walk-in closet, Dining room, Laundry room	Rooms:
Dishwasher	Appliances:
Fireplace, Security system, Fitted kitchen, Cable ready	Indoor Features:
Hardwood, Laminate, Tile	Floor Covering:
None	Basement:

#### Utility details

بله	Heating:
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Gas, Solar

Heating Fuel:

13

**Building details**  
Total Number of Parking

Spaces:

Sports court

Building Amenities:

Pond, Pool, Sprinkler system, Barbecue area,  
Garden

Outdoor Amenities:

1

تعداد طبقات:

**Rental details**

Furnished:

نه

**Lease terms**

Date Available:

2023/07/01

**Contact information**

IMLIX ID:

IX4.561.444

