Budapest – XII. kerület

#A101 Your place in nature closer than You imagined. Luxury apartment in Budapest.

Property ID: HU24439475



PURCHASE PRICE: 1.414.450 EUR • LIVING SPACE: ca. 96.77 m^2 • ROOMS: 3

Property ID: HU24439475 - 1126 Budapest – XII. kerület

- At a glance
- The property
- A first impression
- Contact partner

Property ID: HU24439475 - 1126 Budapest – XII. kerület

At a glance

Property ID	HU24439475	Purchase Price	1.414.450 EUR
Living Space	ca. 96.77 m²	Type	Apartment
Rooms	3		
Bedrooms	2		
Bathrooms	3		

Property ID: HU24439475 - 1126 Budapest – XII. kerület

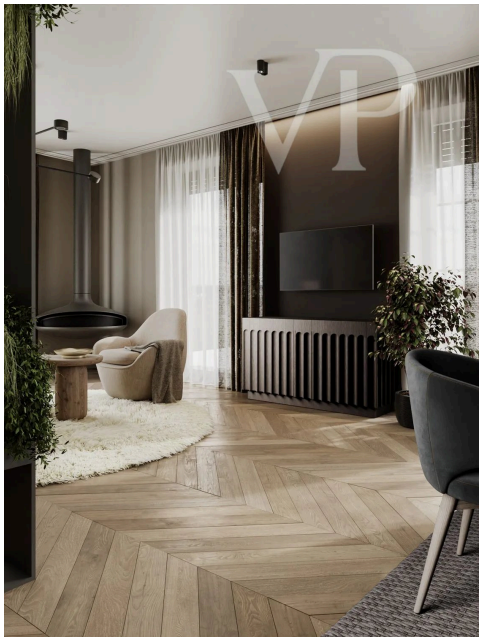
The property

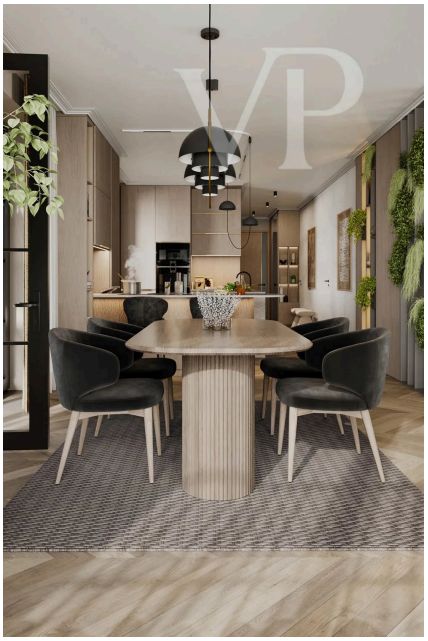




Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property





Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property





Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property

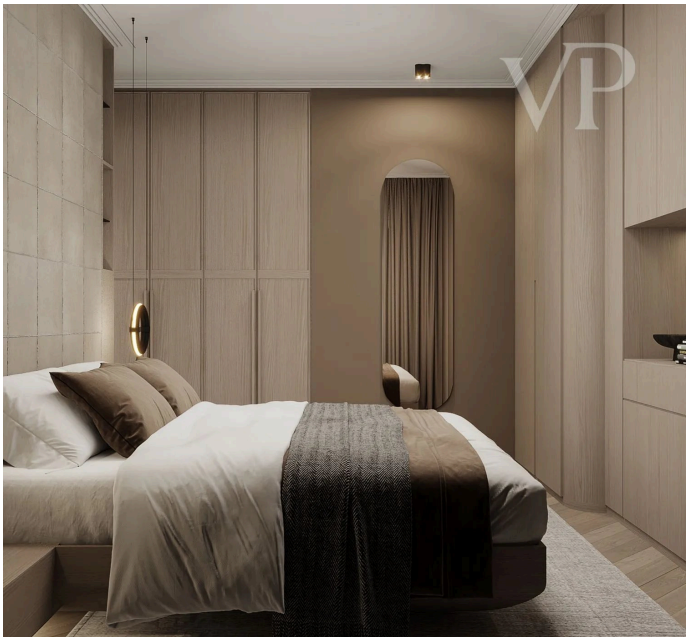




Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property





Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property





Property ID: HU24439475 - 1126 Budapest – XII. kerület

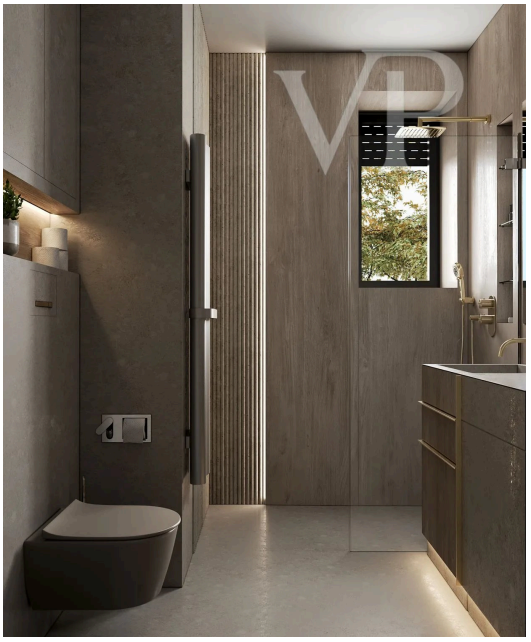
The property





Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property





Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property





Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property



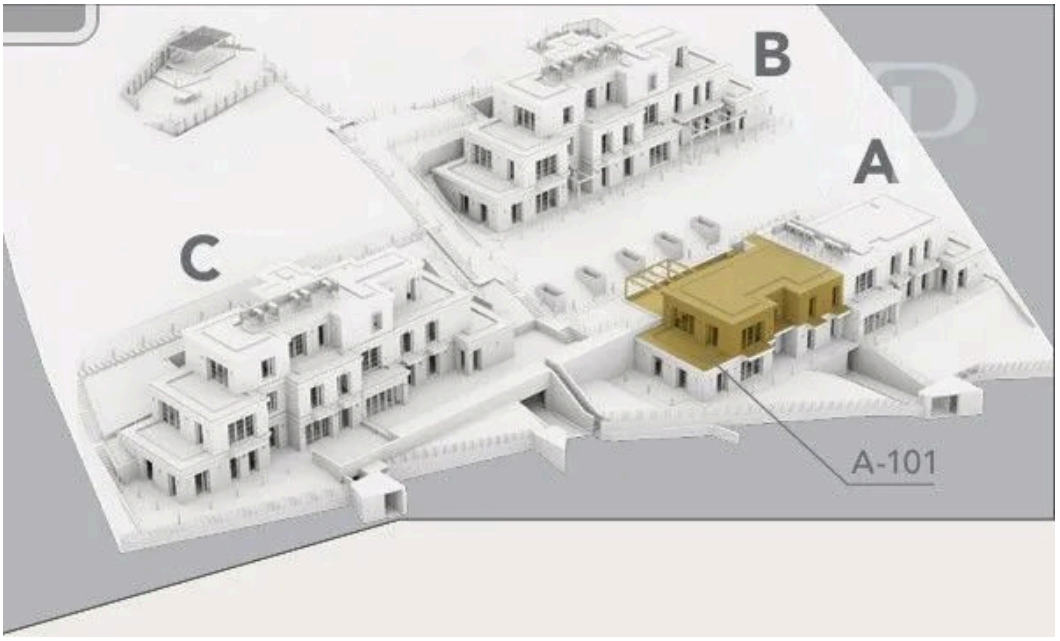


Property ID: HU24439475 - 1126 Budapest – XII. kerület

The property



A03



Property ID: HU24439475 - 1126 Budapest – XII. kerület

A first impression

14 luxury apartments on the border of a nature reserve, yet close to the city center, in one of the most poular districts of Budapest. Many foreign diplomats and business people choose this district because of its proximity to embassies and international schools.

Our exclusive project is not only a promise of high quality living, but also a true refuge from the city noise, where you can enjoy the perfect harmony of luxury and modernity, but also the closeness to nature.
The desire for tranquillity and comfort is reflected in every detail, from the interior design to the versatile outdoor spaces.

This 3-room apartment on the first floor not only features balconies, but also boasts a spacious terrace of over 70 sqm – perfect for use as an outdoor study, yoga space, or workout area. It also comes with a private garden and a small playground for exclusive use.

The apartments are located on the steep side of Istenhegy in the 12th district, between groves and condominiums. The project consists of 3 green roof units, consisting of 4 and 5 flats.

Access to the houses is via an underground garage at street level at the bottom of the sloping plot. The floors are accessed by lifts. There are numerous connections with the garden, so that the presence of trees, flowers and shrubs dominates the view.

Terraces surround the floors as the buildings follow the slope of the terrain. Many of the apartments have garden connections, while penthouses have been created on the top floors. Some of the properties offer panoramic views of the countryside or the Pest side of the city through the large glass windows.

Each apartment has its own air-to-water heat pump for both cooling and heating. The apartments have underfloor heating and ceiling cooling-heating. Each room has its own thermostat, so the temperature can be adjusted separately.
Each apartment is equipped with its own ventilation system, which ensures an energy-efficient supply of fresh air to the different rooms. All this is controlled by SmartHome technology.

The apartment has 2 parking spaces and 1 storage room in the garage. These are not included in the price.
Storage: 1,5 million HUF/nm
Garage: HUF 9,5 million

Garage with electric charger: HUF 12.5 million
Price: 565.780.000 HUF

Enjoy the luxurious comfort of a big city and the tranquility of mountain nature at the same time.

Property ID: HU24439475 - 1126 Budapest – XII. kerület

Contact partner

For further information, please contact your contact person:

VON POLL REAL ESTATE Budapest

Hegyvidék Bevásárlóközpont, Apor Vilmos tér 11, H-1124 Budapest
Tel.: +36 70 9532513
E-Mail: hungary@von-poll.com

To the Disclaimer of von Poll Immobilien GmbH

www.von-poll.com