Balatonudvari – Zala

Direct Waterfront Residence in an Exclusive Gated Community – North Shore of Lake Balaton

Property ID: HU26439711



PURCHASE PRICE: 2.000.000 EUR

Property ID: HU26439711 - 8243 Balatonudvari – Zala

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At a glance

Property ID	HU26439711
Year of construction	2003

Purchase Price	2.000.000 EUR
House	Single-family house / Detached house
Condition of property	Well-maintained
Equipment	Terrace

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The property





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A first impression

Exclusively from our office

Direct Waterfront Residence in an Exclusive Gated Community - North Shore of Lake Balaton
We are pleased to offer a premier 200 sqm residence set on an expansive 1,400 sqm plot, located directly on the shores of Lake Balaton. Situated within a fully gated, access-controlled luxury estate, this property combines the freedom of private waterfront living with the security and convenience of professional management and maintenance services.

The Prestige of the Villa Park
The value of this property extends beyond its dimensions, rooted in its sustainable and strictly regulated environment:
•Elite Community: The gated nature and high entry threshold ensure a refined, tranquil, and like-minded residential environment.
•Property Management & Maintenance: A dedicated on-site staff manages the continuous upkeep of common areas, the park, and the shoreline, relieving the owner of all operational responsibilities.
•Discretion and Security: The estate is protected by a professional security system and constant surveillance, minimizing external tourist presence. The community's private street lighting further enhances safety and exclusivity.

Technical Features
•Living Space: An expansive living room complemented by 5 independent bedrooms and 3 bathrooms.
•Terrace System: Two 50 sqm terraces offering direct views of Lake Balaton from both the ground floor and first floor perspectives
•Parking: Private parking reserved for 3 vehicles.
Private Infrastructure and Waterfront
•Private Shoreline and Pier: Direct, exclusive access to the water.
•Sailing Marina: An exclusive, licensed mooring facility providing immediate access for deep-water navigation.
•Manicured Environment: A harmonious balance between architectural elegance and the natural shoreline, maintained by permanent landscaping services.
•Coastal Protection: A professional shoreline protection system (revetment) ensures the long-term integrity of the private waterfront segment.

Investment Potential
Properties on the North Shore of Lake Balaton featuring a private marina and professional management are exceptionally rare. The robust infrastructural

background of the villa park and the high level of security guarantee long-term value retention and prestige.

Floor plans and additional photos are available upon request via email.

PLEASE NOTE: Viewing is by prior telephone appointment only.

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Contact partner

For further information, please contact your contact person:

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