Budapest

The perfect home for large families and multi-generational living in Vérhalm.

Property ID: HU26439717



PURCHASE PRICE: 1.040.000 EUR • LIVING SPACE: ca. 280 m^2 • ROOMS: 6 • LAND AREA: 580 m^2

Property ID: HU26439717 - 1026 Budapest

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At a glance

Property ID	HU26439717
Living Space	ca. 280 m²
Rooms	6
Bedrooms	4
Bathrooms	2

Purchase Price	1.040.000 EUR
House	Semi-detached house

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The property





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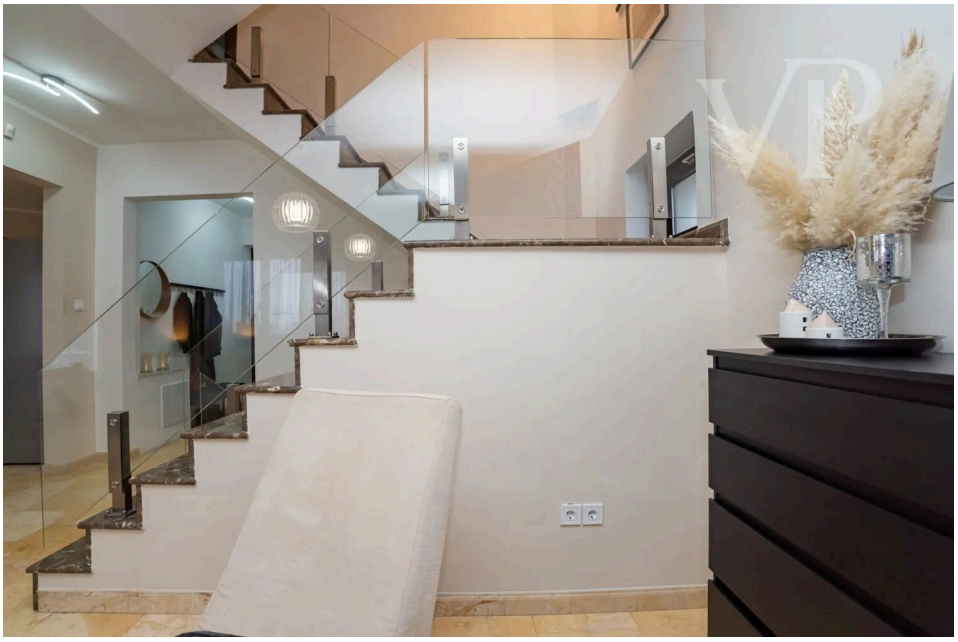
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A first impression

In one of the most popular, prestigious areas of Budapest's second district, in the quiet, green street of Vérhalom, we offer for sale a home with truly special qualities. This property is more than just a house - it is a living experience, offering the perfect harmony of tranquillity, elegance and urban comfort.

With one half of the formerly two-family property already sold, a rare opportunity is now available: the first apartment becomes available, providing privacy as a self-contained, well-separated living space, while retaining all the benefits of a full-fledged family home.

Set on a well-maintained plot of 580 m², the 280 m² family house is immediately captivating with its spacious, bright spaces. The building's character is defined by the use of quality materials, timeless construction and thoughtful spatial organisation. Natural light is present in the interiors at almost all times of the day, creating a warm and inviting atmosphere.

On the lower level there is an impressive living room with direct access to the terrace and garden. This space is ideal for family gatherings, gatherings of friends or even quiet, intimate moments. The modern, fully equipped American kitchen, connected to the living room, combines functionality and aesthetics, while the separate guest bathroom offers everyday convenience.

On the upper floors there are several spacious bedrooms and semi-bedrooms, ideal for family members, a study or even a closet. In the attic there is a community space with a special atmosphere, which can be used as a creative workshop, a relaxation area or even an exclusive study.

One of the outstanding features of the house is the 2 garage parking spaces, which is a particular advantage in today's Buda real estate market. Parking is conveniently provided within the building, making the logistics of everyday life smoother.

The garden is a true oasis: green, intimate and well-kept, the perfect place to relax. Whether it's a summer morning on the terrace or a quiet evening relaxation, this environment makes every moment special.

The maintenance costs are balanced for the size of the house: gas consumption averages around 35,000 HUF/month, electricity around 25,000 HUF/month, while water and sewerage costs, including annual billing and watering, average around 7,151 HUF/month. Internet and TV service costs about 15.000 HUF/month, insurance is about 60.000 HUF/year. There are no common costs, so the maintenance is transparent and

easy to plan.

The infrastructure of the area is excellent: prestigious schools, international institutions, elegant restaurants and shopping facilities are nearby, while the proximity to nature - parks, green areas - ensures a constant presence. The city centre is quickly and conveniently accessible, making the property an ideal choice for those who do not want to compromise between tranquillity and city life.

This home is the perfect choice for those who appreciate elegance, quality and exceptional location. A place where everyday life truly becomes an experience.

If you're looking for a truly special property in Buda that will be of long-term value, this is an opportunity worth experiencing in person.

We can help you make a safe and smooth purchase with full loan arrangements, a reliable lawyer and expert support.

Feel free to contact me, I look forward to your call any day of the week!

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Contact partner

For further information, please contact your contact person:

VON POLL REAL ESTATE Budapest

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