Budapest – XII. kerület

#B001 Luxury home with garden connection in Budapest.

Property ID: HU24439477

B01

0m 1m 2m 3m 4m 5m

PURCHASE PRICE: 619.840.000 HUF • **LIVING SPACE:** ca. 144,8 m^2 • **ROOMS:** 5

Property ID: HU24439477 - 1121 Budapest – XII. kerület

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At a glance

Property ID	HU24439477
Living Space	ca. 144,8 m²
Rooms	5
Bedrooms	4
Bathrooms	2

Purchase Price	619.840.000 HUF

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The property

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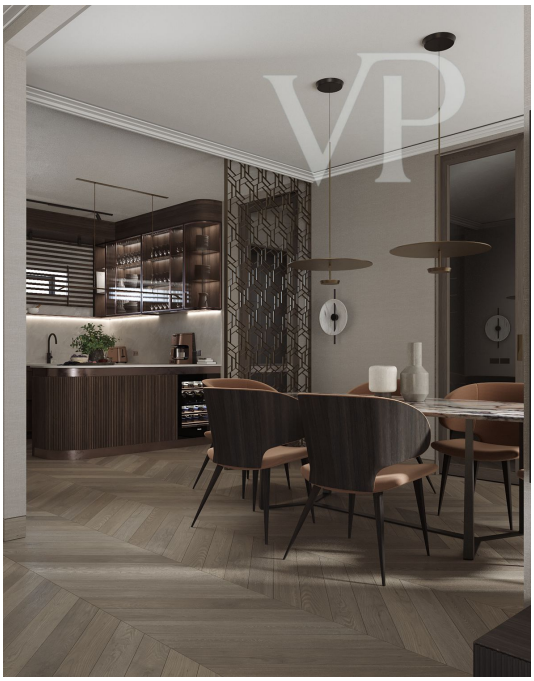
The property



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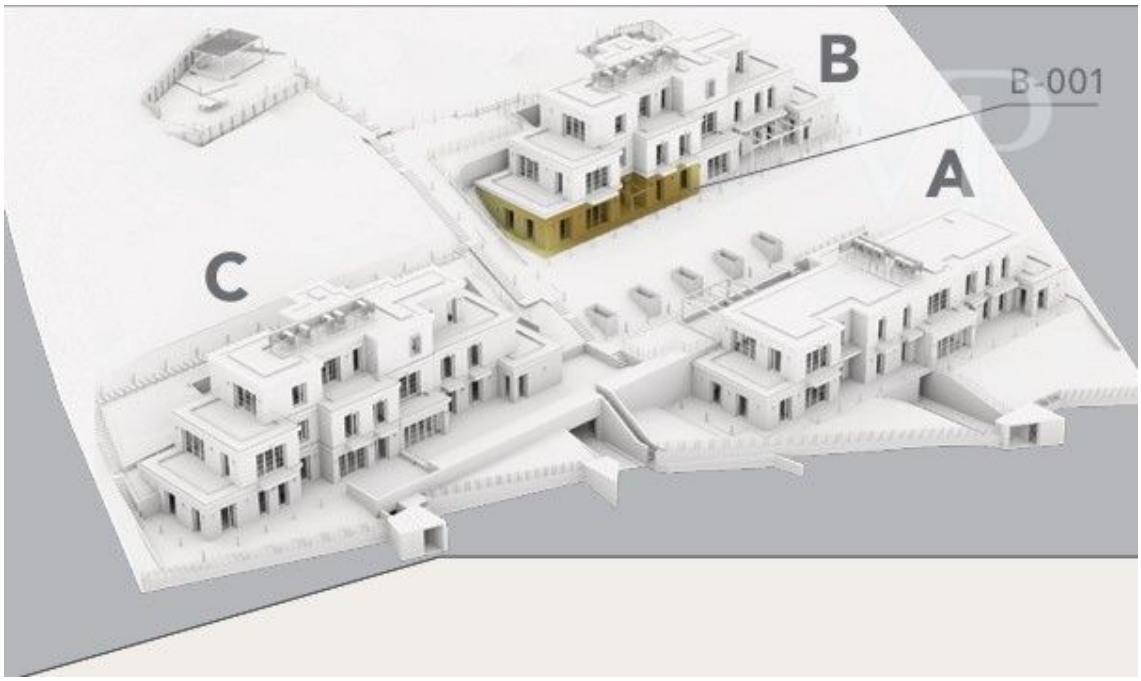

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A first impression

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 of life, 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 need for tranquillity and comfort is reflected in every detail, from the interior design to the versatile outdoor spaces.

This 5 room ground floor apartment is a perfect example, with its large 35 sqm terrace enjoying plenty of natural light all day long, providing a pleasant place to relax outdoors even in cooler weather. The terrace's relaxed atmosphere is ideal for unwinding, whether it's a quiet morning coffee or an afternoon in a comfortable sun lounger. This apartment is the perfect choice for anyone looking for a bright, welcoming home with spacious and sunny outdoor living space.

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, which are four and five apartments in almost 1 hectar of plot.

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. As there is a direct connection with the garden, the presence of trees, flowers and shrubs dominates the view.
The buildings follow the slope of the plot, so that the floors are surrounded by terraces. Many of the apartments have garden access, or penthouses on the top floors

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. In addition, each apartment is equipped with its own ventilation system to ensure an energy-efficient supply of fresh air to the different rooms. All this is controlled by SmartHome technology.

The apartments have 2 parking spaces and 1 storage room in the garage under the building. This is not included in the price.
Storage: 1,5 million HUF/nm

Garage space: 9,5 million Ft
Garage with electric charger: 12,5 million Ft

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

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Contact partner

For further information, please contact your contact person:

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