#### IMLIX Рынок недвижимости



https://www.imlix.com/ru/

# listing



# Информация об агенте

Название: ArKadia

Название

компании:

Страна: Великобритания

Телефон:

Languages: Dutch, English, French,

German, Italian, Polish, Portuguese, Romanian,

Russian, Spanish,

Swedish

# Детали объявления

Недвижимость:На продажуЦена:USD 621,270.87

### Местоположение

Страна:ВенгрияОбласть:BudapestГород:БудапештДобавлено:09.09.2025

Описание:

**House and Guesthouse for Sale with Large Plot** 

In District III of Budapest, at 214 Szentendrei Road, we offer for sale atwo-apartment family housesituated on a1,038 m<sup>2</sup> plot, along with aseparate guesthouse.

The main building has afloor area of 85 m<sup>2</sup>, consisting of a ground-floor and a separately accessible first-floor apartment. Each level features a**2-bedroom apartment**, and the upper unit comes with aterrace. The property also includes agarage, storage room, and adedicated parking areanext to the plot.

In the rear garden, there is a standalone guesthouse of approx.  $60 \text{ m}^2$ .

The properties arein need of renovation, and the upstairs apartment has sufferedwater damage.

## **Building possibilities:**

Maximum above-ground buildability:20%

Maximum underground buildability:35%

Green space ratio:50%

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Maximum permitted building height:7.5 m

Multiple buildings may be constructed on the plot, with a maximum of **3 apartments per building** and **up to 6 apartments in total**.

**Neighborhood:**Close to the popular**Római Baths**and the Danube riverside. The area offers good transport connections, with nearby**HÉV** (**suburban railway**) and **bus stops**, as well as shops, schools, and kindergartens within easy reach.

For further information, please feel free to contact us.

# Общие

 Спальни:
 5

 Ванные комнаты:
 3

Готовые кв.м.: 200 кв м

### Lease terms

Date Available:

# Дополнительная информация

URL вебсайта: http://www.arkadia.com/PRMV-T1337/?utm\_camp

aign=multicast&utm\_medium=web&utm\_source=I

MLIX.COM

## **Contact information**

IMLIX ID: 3108

