

**Budapest VIII. district**

66 200 000 HUF

**2-ROOM APARTMENT FOR SALE NEAR TELEKI LÁSZLÓ SQUARE**

A 49 sqm ground-floor apartment is for sale in a well-maintained building with a quiet and friendly community, located in an excellent area near Teleki László Square.

**ABOUT THE APARTMENT**

49 sqm total area

2 separate rooms

Located on the ground floor

Windows facing a quiet inner courtyard

All utilities individually metered

Heating provided by a Mika gas boiler

Hot water supplied by a gas boiler

Available for immediate possession after full payment

Can be purchased furnished upon request

**COSTS**

Common charges: 16,500 HUF/month

including 2,500 HUF renovation fund

**LOCATION**

2 minutes' walk to tram and bus stops

7 minutes' walk to Metro Line M4

All essential amenities are nearby:

Lidl, G'Roby, Teleki Market, pharmacy, pastry shop, tobacco shop, bakery.

An ideal choice as a first home, investment, or rental property.

For more ...



**Fenyvesi Marianna**

**+36-20-981-3790**

[m.fenyvesi@gdn-ingatlan.hu](mailto:m.fenyvesi@gdn-ingatlan.hu)

ID number	392622
Type	For sale - Flat (brick)
Space	49 m <sup>2</sup>
Rooms	2 Rooms
View	Courtyard
Condition	In good condition
Structure	Brick
Heating	Gas (circulating)
Parking	At community areas
American kitchen	No
Access to the garden	No
Top floor	No
Year of construction	1920
Orientation	Southwest
Inner height	3.4 m
Common cost	16500 HUF
Duplex	No

FOR SALE

