

**Budapest XVI. district Sashalmi erdő mellett**

114 900 000 HUF

**EXCLUSIVE LISTING!** Renovation Opportunity Next to the Sashalmi Forest

If you are looking for a home where tranquillity, proximity to nature and long-term value go hand in hand, this property deserves your attention.

For sale in Budapest, District XVI, directly next to the Sashalmi Forest, in a quiet, safe and green residential area, a multi-level family house built in the 1980s, offering numerous renovation and value-adding possibilities.

The property is in need of renovation, making it an ideal choice for those who wish to create a home tailored to their own vision, or who are considering a long-term investment opportunity.

**Key features**

Levels: garage level + 3 residential levels

Gross floor area: approx. 200 sqm

Net living area: approx. 150 sqm

Balconies total: approx. 15 sqm

Terraces total: approx. 10 sqm

**Location and infrastructure**

Excellent nurseries and schools nearby, several within walking distance

Kindergarten, school, medical services, playgrounds and shopping facilities just a few minutes ...



**Szuhai Andrea**

**+36-20-326-4010**

[a.szuhai@gdn-ingatlan.hu](mailto:a.szuhai@gdn-ingatlan.hu)

ID number	392677
Type	For sale - Family House
Space	200 m <sup>2</sup>
Balcony/terrace	25 m <sup>2</sup>
Rooms	4 + 2 Rooms
Building lot	378 m <sup>2</sup>
View	Garden view
Condition	To be renovated
Structure	Brick
Heating	Gas (circulating)
Parking	Own garage
American kitchen	No
Access to the garden	Yes
Year of construction	1980
Orientation	Southeast

FOR SALE

