

Property IDANZ02



(AAAB) Newly built bungalow in a great location near the Danube

Price:	325.000 € (≈ 118.400.750 Ft)
Living space:	110 sq. m.
Plot size:	1.400 sq. m.
Type of house:	Bungalow
Commission Rate:	1.27% of the purchase price including VAT, Subject to commission: yes



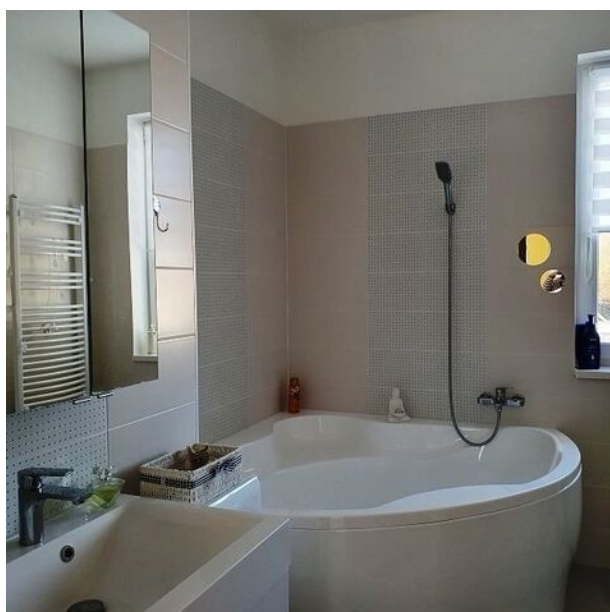
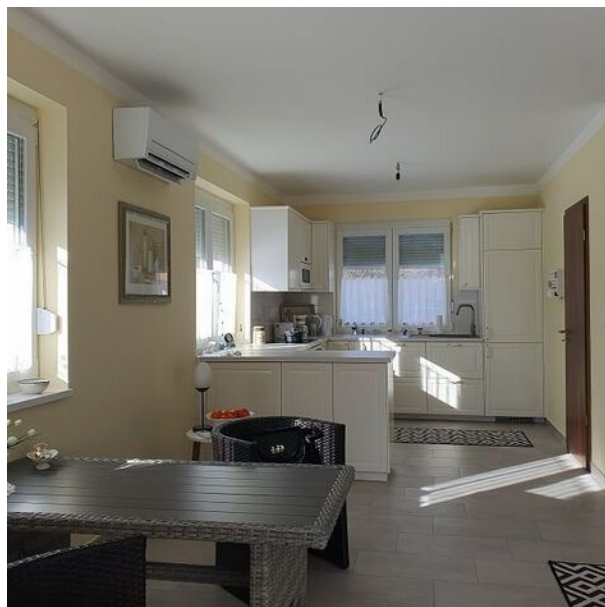
Property description:	The property is located on a hill with a beautiful view of the Danube Bend landscape, 1 km as the crow flies from the Danube and well protected from possible flooding. 2-way air conditioning with heat pump, with heating in winter and cooling in summer. Very good connection to all infrastructure.
Furnishings:	All connections available
Commission Rate:	As a buyer, you pay 1.27% including Hungarian VAT for this property upon presentation of the invoice and signing of the purchase contract. This price includes the - checking the land register for encumbrances and ownership rights - arranging a German-speaking lawyer (in HU, lawyers certify the purchase contracts, not notaries like in Germany) - a German-language translation of the purchase contract - all changes of utility registrations such as electricity, gas, water, garbage, etc.
Remarks:	The information provided by us is based on information provided by the seller or the seller. For the correctness and completeness of the information, no responsibility or liability can be accepted. An intermediate sale and mistakes are reserved.
General business conditions:	We refer to our terms and conditions. Through further use our services do you explain your knowledge and consent.
Miscellaneous:	Pay attention to our unique A-B-C classification of the objects at the beginning of the object heading! Explanation on www.ungarn.online Have you found a house and want to know whether the offer is in order? Often there is the "foreigner surcharge" or hidden defects, let our building surveyor look at the house and verify the purchase price. After the purchase as seen Complaints are practically no longer enforceable. You have the opportunity to conclude a consulting contract with us! This service is not tied to a specific object, is voluntary and includes the following services:

- Create an application in which you describe exactly which property is desired on the page <https://ogy.de/gesuch>
- Suggestions for suitable properties from various channels and from private sellers until you have found the right property
- Joint inspection of your dream property & Risk assessment by our building expert & Energy advisor (within a radius of Héviz | Keszthely 30 km)
- Support in handling all purchase formalities
- ion of an English-speaking notary (layer)
- English sales contract translation
- Re-registration of all providers such as electricity, water, gas etc.
- Housekeeping during your absence

At the following fixed price:

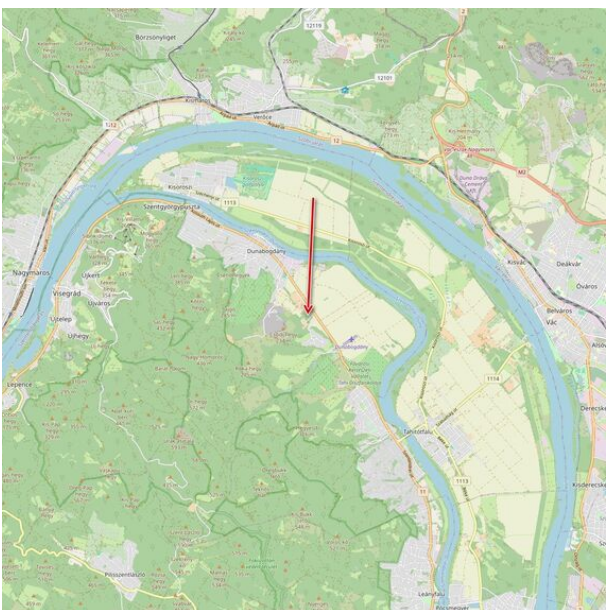
- a) Purchase price greater than 50.000 € = 1.27% of the purchase price (including VAT)
- b) Purchase price less than 50.000 € = 2.54% of the purchase price (including VAT)

You can find many more of our properties at:
www.immocenter-ungarn.com

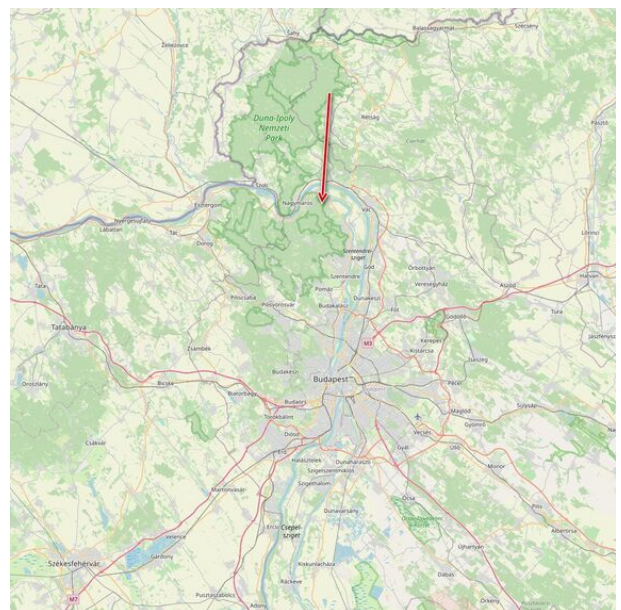




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Ashampoo Snap Sunday, June hms



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