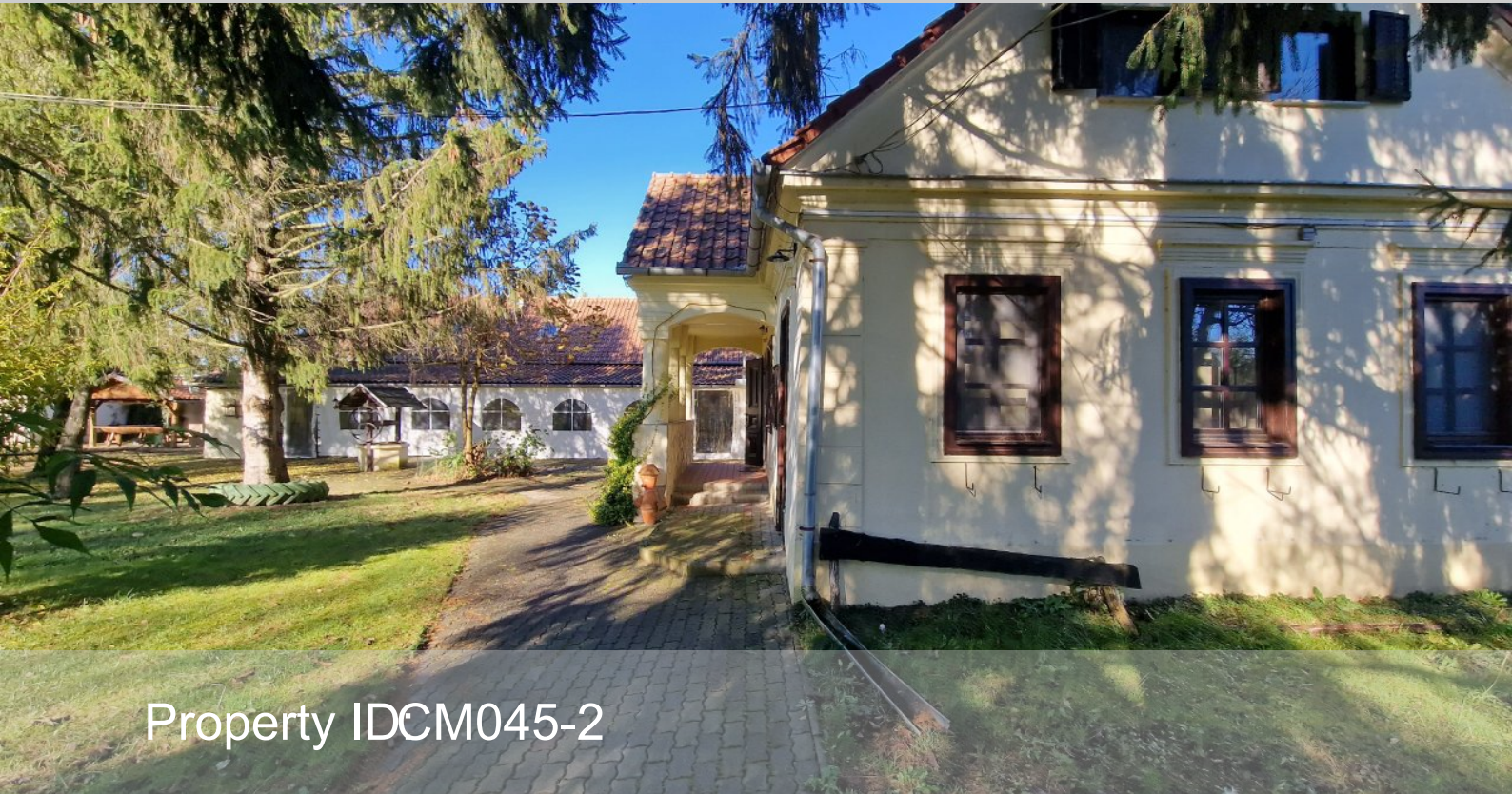




(ABAB) Youth country school home,
sports pension, holiday camp or?



Type of object:	Pension
GLA:	1.200 sq. m.
Guest space:	240 sq. m.
Price:	509.500 €
Commission Rate:	1.27% of the purchase price including VAT



Property description:

This property is suitable for a variety of uses in the areas of nature, self-sufficiency, agriculture, sport, recreation or seminars/schools/boarding schools.

The location of the property outside the small town is ideal, wonderfully quiet and ideal for sporting events and for further education, training and seminars.

A residential community could also be easily set up here; in addition to the existing buildings, various other buildings, mobile homes, caravans or yurts can be accommodated on the site.

The buildings and areas in detail:

- large gym
- Tennis courts
- Outdoor pool
- Volleyball court
- Bicycle shed
- various changing rooms and toilet rooms
- 10 small log houses
- brick barbecue area
- Teacher and care apartments
- Restaurant with kitchen
- various shared rooms
- Shared toilet rooms separated for girls/boys
- Operator's apartment
- Office

The facility is currently empty and needs to be renovated, some photos do not reflect the current condition.

If you are seriously interested, please call me and I will answer any questions you may have: Tel. 0036 20 981 0600

Furnishings:

Electricity, fresh water, well, bio-sewage treatment plant, gas

Location: 20 km northwest of Lenti
50 km west of Zalaegerszeg

Miscellaneous: You can find over 250 other verified properties at www.immocenter-ungarn.com

NEW

Electrosmog / radiation exposure - classification of the property #

Pay attention to our unique A-B-C classification of the objects at the beginning of the object title! Explanation on our homepage!

Have you found a house and want to know if the offer is okay? There is often the "foreigner surcharge" or hidden defects, let our construction appraiser look at the house and verify the purchase price.

After "purchase as seen" Notices of defects are virtually no longer enforceable.

If you wish, you can conclude a consulting contract with us! This service is not tied to a specific object, is voluntary and includes the following services:

- * Attach an application in which you describe exactly which property you want
- * Suggestions of suitable properties until you find the right property
- * View your dream properties together; Risk assessment by our construction expert / energy consultant (within the radius of Héviz | Keszthely 50 km)
- * Assistance in completing all purchase formalities
- * Selection of a German-speaking notary (lawyer)
- * German purchase contract translation
- * Re-registration of all suppliers such as electricity, water, gas etc.
- * House care during your absence

At the following fixed price:

Purchase price greater than €50,000 = 1.27% of the purchase price (including VAT)

Purchase price less than €50,000 = 2.54% of the purchase price (including VAT)

Commission Rate: As a buyer, you pay 1.27% including Hungarian VAT of the purchase price for this property upon receipt of the invoice and signing of the purchase contract.
Included in this price is the

- Checking the land register for freedom from encumbrances and ownership rights
- Arranging a German-speaking lawyer (in HU, lawyers certify the purchase contracts, not notaries like in Germany, for example)
- a German-language translation of the purchase contract
- all re-registrations from suppliers 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 Hévíz | 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

