IMMOCENTER UNGARN
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Property ID BI4986

(A-A) Building plot at a high altitude above Héviz

Plot size:	1.468 sq. m.
Price:	142.000 € (≈ 51.588.600 Ft)
May be developed... :	yes
Type of usage:	Living

Property description:

Building plot for sale in Keszthely-Kertváros!

The corner plot has an area of 1461 m². In the lower third, there is a thatched farmhouse, currently uninhabitable.

Water is supplied by a well, and the sewage connection is also located in the lower third of the plot.

The view of Hévíz is magnificent!

On the plot plan: detached building, courtyard.

Building zone: Lk-8
Construction method: detached or on the property line
Maximum permitted building density: 25%
Maximum permitted building height: 6 m
Minimum percentage of green space: 60%
Minimum permitted plot size: 1000 m²
A maximum of one two-family house may be built.

Miscellaneous:

Whether you're looking to buy or sell a property in Hungary, Immocenter Hungary is your competent and trustworthy partner right on the ground. With our many years of experience, excellent market knowledge, and personalized service, we guide you safely and transparently through the entire buying or selling process.

Tip: Look out for our unique A-B-C classification in the title of our properties! You can find a detailed explanation of this classification on our homepage.

Property Inspection – Peace of Mind Before You Buy

Have you already found a property and want to be sure that the price and condition are right? Our certified building surveyor will thoroughly inspect your desired property and assess a fair purchase price. This way, you avoid costly surprises – because in Hungary, the principle of "sold as seen" generally applies, and subsequent claims for defects are difficult to enforce.

Individual Consultation – Personal, Independent, and Fair

If you wish, you can enter into an independent consulting agreement with us – entirely voluntary and not tied to any specific property. Our services include:

- Detailed recording of your search criteria in a personal search profile

- Suggestions of suitable properties – until you find your ideal property

- Joint viewings including a thorough risk assessment by our building surveyor and energy consultant (within a radius of approximately 50 km around Hévíz/Keszthely)

- Support and assistance with all purchase formalities

- Referral to a German-speaking notary or lawyer

- Provision of a German translation of the purchase agreement and support from a German-speaking lawyer

- Assistance with transferring utilities (electricity, gas, water, etc.)

- Upon request: reliable property management during your absence

Immocenter Hungary – secure, competent, and always by your side.

We look forward to meeting you personally and making your dream of owning a property in Hungary a reality!

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

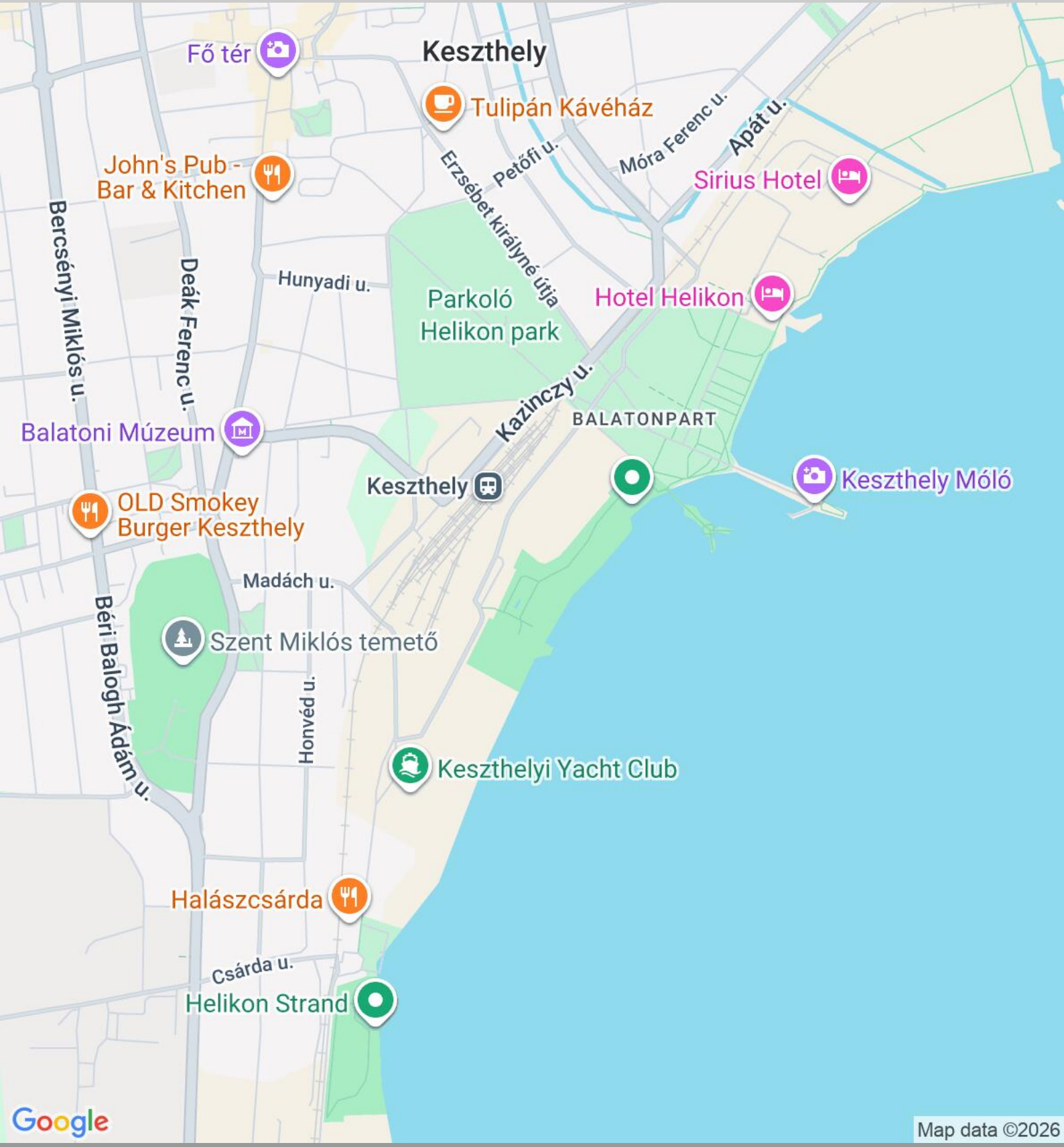
- Re-registration of all providers such as electricity, water, gas etc.

- 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


Fő tér
Keszthely
Tulipán Kávéház
John's Pub - Bar & Kitchen
Erzsébet királyné útja
Petőfi u.
Móra Ferenc u.
Apát u.
Sirius Hotel
Bercsényi Miklós u.
Deák Ferenc u.
Hunyadi u.
Parkoló Helikon park
Hotel Helikon
Kazinczy u.
BALATONPART
Balatoni Múzeum
Keszthely
Keszthely Móló
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Madách u.
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