



Property IDBB1391



House in need of renovation in a quiet location

Price:	43.000 € (≈ 15.665.330 Ft)
Living space:	90 sq. m.
Plot size:	812 sq. m.
Type of house:	Detached house
Commission Rate:	1.27% of the purchase price including VAT, Subject to commission: yes



Property description:	A 90 m² detached house in the village of Csikóstóttós, 10 km from Dombóvár. The house sits on an 812 m² plot. It is a brick house with three rooms and requires renovation. Electricity and water connections are available; gas is available at the street. The house is heated by a fireplace. The property is connected to the sewer system. The roof is covered with standard tiles. There is a woodshed and a carport in the yard. The house is located on a quiet side street, the ownership is clear, there are no legal disputes or encumbrances, and it is available for immediate occupancy. Csikóstóttós is a village with 700 inhabitants.
Commission Rate:	As the buyer, you will pay a commission of 1.27% (including Hungarian VAT) of the purchase price for this property upon invoicing and signing of the purchase agreement. This price includes: - Verification of the land register for encumbrances and ownership rights - Referral to a German-speaking lawyer (in Hungary, lawyers authenticate purchase agreements, not notaries as in Germany) - A German translation of the purchase agreement - All utility transfers, including electricity, gas, water, and waste disposal, etc. The commission is waived if you book direct contact with the seller.

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)

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www.immocenter-ungarn.com







