

4-room low-energy terraced house with heat pump, 170m², garage

Bratislava III - Vajnory - Široká

FOR SALE

470 000 €
(2 760 € / m²)

Property ID: 669164

Condition

Furnishing: unfurnished

Terrain: plain

Access road: asphalt road

Building material: brick

Year of building approval: 2008

Size

Number of rooms: 4

Usable area: 170 m²

Total area: 194 m²

Land area: 241 m²

Built up area: 109 m²

Floor

Number of floors: 2

Parking

private

Garage: 1 car

Property equipment

Bathroom: 2x, bath and shower

Windows: plastic

Terrace: 24.00 m²

Air condition: yes

Fire place: yes

Internet connection: other

Heating: own

Waste disposal: separable

Water: water well and public water-supply

Electricity: 230/400V

Gas: yes

Sewerage: yes

Wheelchair access: yes



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Property description

Modern 3-bedroom family house with a usable area of 148 m², on a land with an area of 241 m², in the locality of Bratislava - Vajnory. The house is located in a quiet part, which provides peaceful living.

3D view: <https://my.matterport.com/show/?m=tPQoUYhk4db>

The family house has 2 floors, with a total area of 204 m², living area is 148 m², house built-up area 109 m², terrace 23 m², garage 16 m². The land has a total area of 214 m². The property was built in 2008. It is sold with ecological equipment and used natural materials, without furniture, there is a built-in kitchen, built-in wardrobes, all lamps, shoe boxes and everything else that is currently in the house.

HOME AVAILABLE:

On the ground floor there is a garage for 1 car and an entrance to the house. Entrance is into the hall, which is also accessible from the garage. Disposition of the ground floor: entrance hall, spacious living room, fully equipped kitchen, bathroom (with shower, sink and toilet), and utility room. In the living room there is a fireplace, orientation of the windows to the east, glazing of windows 7 m wide, entrance to the terrace and landscaped garden. Kitchen equipment: built-in kitchen unit, stove, extractor hood, electric oven, built-in dishwasher and free-standing refrigerator with freezer. In the technical room there is a heat pump, an electric boiler for hot water heating and outlets for a washing machine.

On the 1st floor there are 3 bedrooms with built-in wardrobes and a spacious bathroom equipped with a shower, double sink, bathtub and separate toilet with sink.

The house is built of Porotherm 30 ceramic brick and is insulated from 80 mm thermal insulation boards, on the 1st floor there are plasterboard walls and internal insulation. The roof is saddle, on it are placed tiles Bramac, chimney from Schiedel. Heating and hot water is provided by a heat pump and fan coils (heating and air conditioning, only at a low rate), individually adjustable by a thermostat in each room. In the living room there is a wood-burning fireplace. The staircase is a combination of wood and stainless steel. The house has white plastic windows, solid wood interior doors, the floors in the living room are wooden and the floors upstairs is made of floating laminate, tiles in the hallway and in the bathrooms with underfloor heating. The property is secured by an alarm, opening by an electric doorman. The entrance to the land is through a stainless steel gate and a garage for remote control. Currently used internet connection and TV via antenna located on the roof / cable. The connection of the house is to the municipal water supply, sewerage and gas. Without energy certificate.

The surroundings of the house are nicely landscaped. The plot has trees, shrubs and a landscaped lawn with automatic irrigation.

Orientation to the world sides: East side - living room and 2 rooms, west side - kitchen and 1 room.

PARKING:

The house has a garage for one car + 1 outside parking.

COSTS:

Monthly costs are about 150 Euros.

LOCATION:

The property is located in a quiet street, so privacy is guaranteed for a happy family life. The Vajnory provides complete civic amenities from shops and services, schools, kindergartens, art schools, a health center, pharmacy, post office, bank, ATMs and many restaurants with typical local cuisine (goose feasts, etc.). Vajnory offers an opportunities for relaxation and sports, such as cycling, hiking, center with horses, Vajnory lakes.

Accessible public transport, rail and bus transport, connection to the highway within 5 minutes.

PRICE: 444.000- Eur , including a complete real estate and legal service.

Do you like real estate? Don't hesitate and make an appointment today.

@ecological house

@immediately available

@1 exclusively



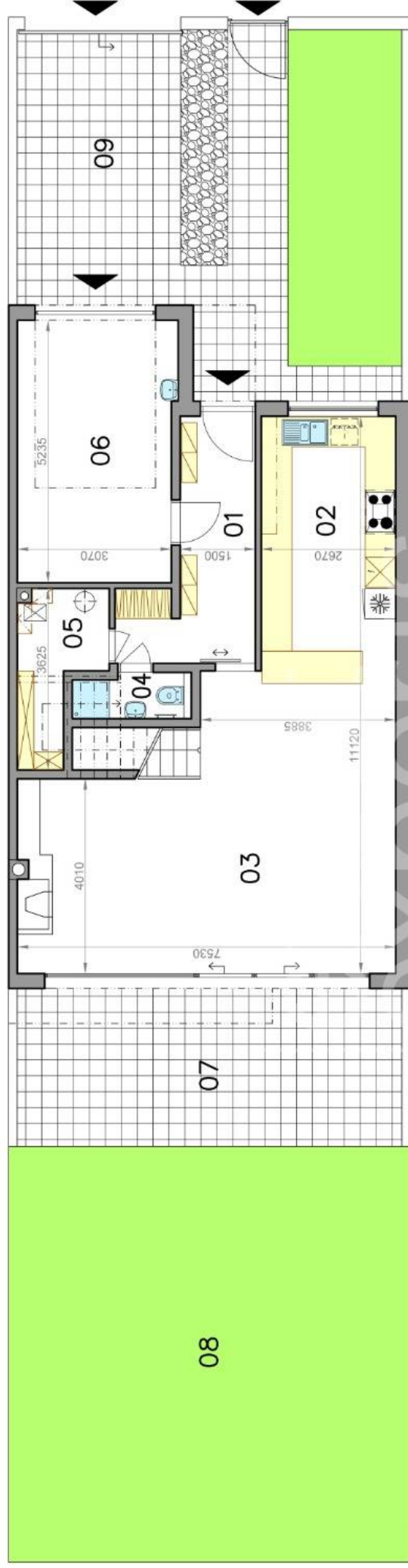
3D preview



Link to property



Video



4 izbový rodinný dom - prízemie
3 bedroom house - ground floor

ulica Široká, Vajnory
Bratislava III

LEGENDA MIESTNOSTI/LEGEND OF ROOMS

01	VSTUPNÁ CHODBA/ENTRANCE HALL	5,8 m ²
02	KUCHYŇA/KITCHEN	19,9 m ²
03	OBÝVACIA IZBA/LIVING ROOM	35,1 m ²
04	TOALETA, SPRCHA/TOILET, SHOWER	2,5 m ²
05	KOTOLŇA/BOILER ROOM	5,0 m ²
06	GARÁŽ/GARAGE	16,3 m ²
PLOCHA CELKOM/TOTAL AREA		84,6 m²
07	TERASA/TERRACE	24,0 m ²
08	ZÁHRADA/GARDEN	66,5 m ²
09	SPEVNENÁ PLOCHA/PAPERED AREA	50,0 m ²



4 izbový rodinný dom - poschodie
3 bedroom house - floor

ulica Široká, Vajnory
Bratislava III

LEGENDA MIESTNOSTÍ/LEGEND OF ROOMS

11	IZBA/ROOM	20,8 m ²
12	IZBA/ROOM	15,3 m ²
13	IZBA/ROOM	22,6 m ²
14	SCHODISKO/STAIRWAY	5,0 m ²
15	TOALETA/TOILET	2,4 m ²
16	KÚPEĽŇA/BATHROOM	12,4 m ²
17	CHODBA/HALL	6,8 m ²
PLOCHA CELKOM/TOTAL AREA		85,3 m²

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