

Maisonette

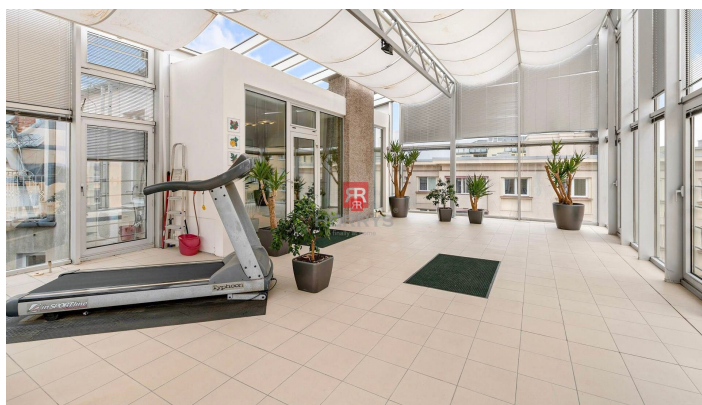
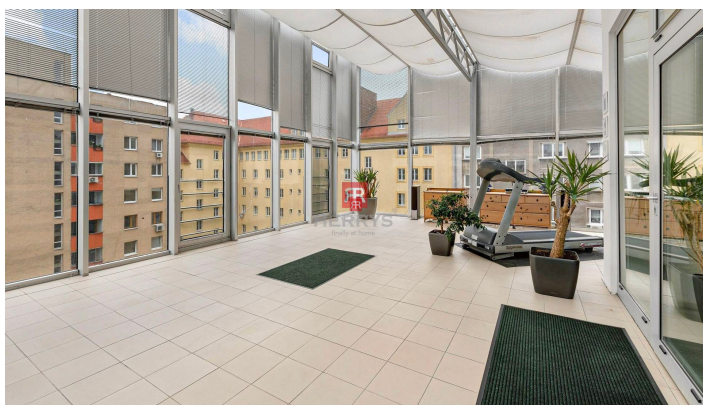
Blumentálska, Bratislava-Staré Mesto

490 000 €



Business name: **HERRYS s. r. o.**

Registered seat of the company: Žilinská 7-9, 811 05 Bratislava 1 | Address of real-estate agency: Bajkalská 9/A, 831 04 Bratislava 3 | Business identification No.: 45 280 436 | Tax identification No.: 2022920339 | VAT identification No.: SK 2022920339 | Registration: City Court Bratislava 3, Section: Sro, File No. 61514/B | Bank connection: SK59 1100 0000 0029 2685 5132 - Tatra Banka



HERRYS - FOR SALE A UNIQUE DUPLEX APARTMENT WITH A DOMINANT WINTER GARDEN IN THE CITY CENTER

Real estate agency HERRYS offers exclusively for sale this unique spacious duplex apartment with an amazing winter garden in an excellent location of the Old Town on Blumentálská street. The apartment with an area of 120 m² + 60 m² winter garden is oriented to a quiet courtyard and provides maximum privacy. It is beautifully lit and looks very airy. The layout is divided into a living area with kitchen and bathroom on the 4th floor and a large open bedroom with access to a winter garden with blinds and reflective foils on the 5th floor. Both floors are a brick extension to the original apartment building without an elevator. Currently, a 2-room apartment offers great variability in the number of rooms, its layout allows it to be adjusted to 3 or 4 rooms. The apartment underwent a complete reconstruction in 2009, has its own gas boiler, underfloor heating and is air conditioned. A FLAT 2 rooms useful area 180 m² (apartment 120 m², winter garden 60 m²) orientation: (J, V, Z) monthly operating costs: 220 EUR administrator + gas and electricity BENEFITS sought-after location in the city center historic apartment building Complete civic amenities maximum privacy - only 1 neighbor in the hallway large winter garden possibility of dispositional changes separate living area from the bedroom the apartment is bright and airy few apartments in an apartment building This is a unique city duplex apartment FLAT HOUSE superstructure from 1990 DISPOSITION The apartment consists of: 4th floor: entrance hall, bathroom with tub and toilet, large living room, kitchenette, spiral staircase 5th floor: large open bedroom with fitted wardrobes, conservatory LOCATION city center THE PRICE 490,000 EUR (including professional service and agency commission) © The text and photos are the author's work and property of the real estate agency HERRYS

DISPOSITION

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Ing. Martin Papcún

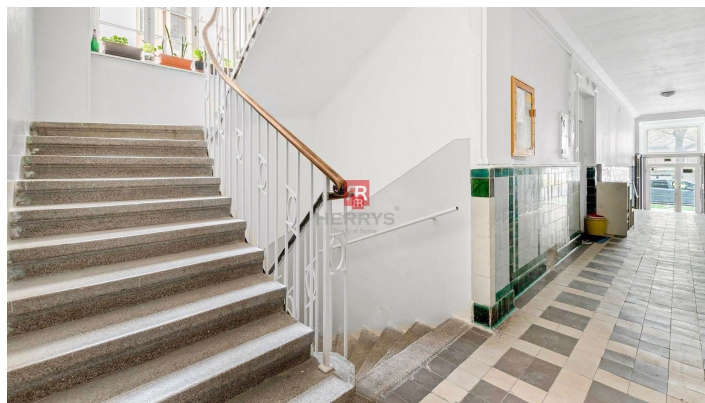
xmartin.papcun@herrys.sk

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Ad ID: MP312

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LOCALITY

city center

BENEFITS

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PRICE

490 000 €



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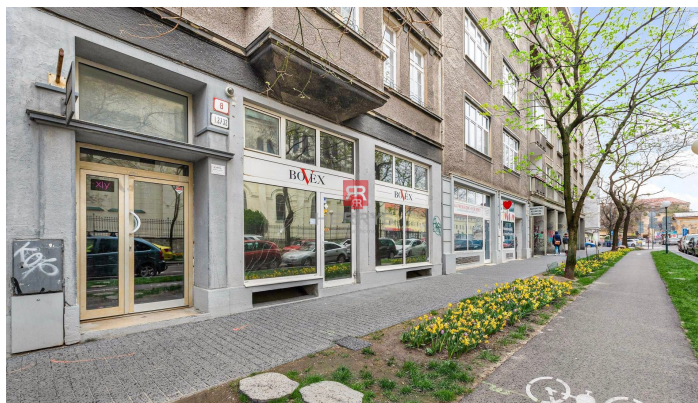
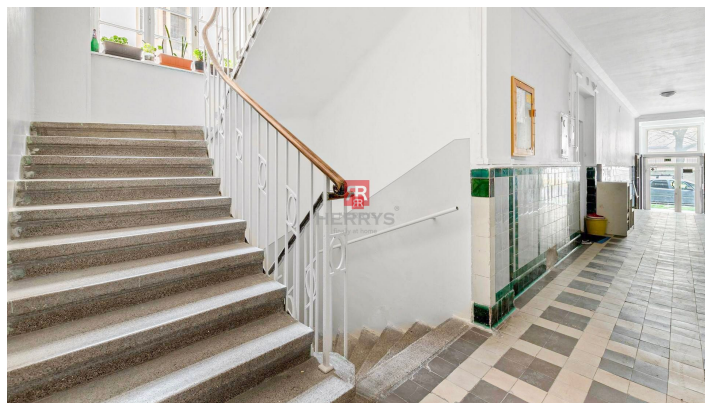
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