

## Iszkaszentgyörgy Márványkert mellett

79 900 000 HUF

Vh-004398 In Iszkaszentgyörgy, in a quiet and popular area near Márványkert, a single-story, high-quality, and uniquely designed semi-detached house with a living room + 3 bedrooms is for sale on its own 630 m<sup>2</sup> plot!

The property is easily accessible, the local public transport is good, and the village offers all the essentials for comfortable living (medical office, pharmacy, post office, daycare, kindergarten, municipal office, shops, market, fitness center, educational trail, Castle Park, sports fields, beauty services, dog school, guesthouse, patisseries).

The house is spacious, bright, sunlit from all sides, and built with high-quality materials, featuring a modern design and layout that meets today's living standards.

### Technical Specifications:

The exterior walls are 30 cm thick brick construction with 10 cm thick insulation, and the partition walls are also brick.

The base is insulated with 5 cm thick XPS.

The roof structure is truss-based with a lightweight ceiling, featuring Isocell cellulose insulation and Bramac concrete tile roofing. (The attic can be optionally converted into a ...



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ID number	380881
Type	For sale - Semidetached house
Space	91 m <sup>2</sup>
Balcony/terrace	16 m <sup>2</sup>
Rooms	4 Rooms
Building lot	481 m <sup>2</sup>
View	Courtyard
Condition	Newly built
Structure	Brick
Heating	Heat pump
Parking	Self-parking
American kitchen	Yes
Access to the garden	Yes
Year of construction	2025
Inner height	2.7 m

FOR SALE

