

## Szada Szőlőhegyen

179 900 000 HUF

On Szada, on area of Szőlőhegy, on an 1997m<sup>2</sup> landscaped plot supplied with all public utilities an exceptionally well-isolated highly technical family house with almost zero energy requirement and with high technical content is for sale with net useful living space of 180 m<sup>2</sup>, with 35,8m<sup>2</sup> sized garage and an 32,64m<sup>2</sup> covered terrace with panorama.

The structure walls of the property, built in 2011, are made of 30 cm air-tight soundproof sandstone bricks. The facades are made of 20cm graphite Austrotherm EPS, the floor is 20cm thick and step-resistant, and the attic is insulated with 30cm thick rock wool. The doors and windows on the ground floor are Rehau Geneo plastic, 3-layer argon gas thermally insulated, with anti-throw film. In the attic windows are Velux GPU with opening and tilting functions and with external heat protection blind. The entrance door is insulated, double solid oak door. The roof is covered with bramac concrete tiles.

Heating and hot water is provided by a Viessman Vitopend 242F gas boiler with a 170 l hot water storage tank and 2 flat solar collectors with radiator heating.

A top-class, renewable ...



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ID number	365531
Type	For sale - Family House
Space	248 m <sup>2</sup>
Balcony/terrace	44 m <sup>2</sup>
Rooms	6 Rooms
Building lot	1997 m <sup>2</sup>
View	Panoramic
Condition	Novel
Structure	Brick
Heating	Gas (circulating)
Parking	Own garage
American kitchen	Yes
Access to the garden	Yes
Year of construction	2011
Orientation	West
Inner height	2.8 m

FOR SALE

