

## 2-bedroom apartment Bajkalská, Bratislava-Ružinov 305 000 €



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 3 ROOM APARTMENT WITH GARAGE IN NEW BUILDING NOVÝ RUŽINOV

Real estate agency HERRYS offers for sale spacious 3 room apartment with a loggia in the project Nový Ružinov on Bajkalská street.

The total area of the apartment is **71,92 m<sup>2</sup>** (of which 8,14 m<sup>2</sup> loggia, oriented to the green inner block to the SE).

It is situated in a pleasant environment with excellent access to the center and the ring road. The apartment has a very good layout, it is fully furnished, including **air conditioning**. The apartment also has a brick **cellar** directly on the floor.

There is an **indoor parking space**, included in the price + **25.000€**

### DISPOSITION

The apartment consists of an entrance hall, a kitchen connected to the living room, a pantry, two separate rooms, a bathroom, a separate toilet, and a loggia. The apartment has a brick cellar directly on the floor and 1 indoor parking space.

### LOCALITY

A great benefit of the Nový Ružinov project is a unique residential park, where residents will find a lot of greenery, trees, benches and playgrounds. Excellent location for recreational athletes as directly from the block it is possible to connect to the dam with a bike path. The nearby motorway bypass provides excellent access to all parts of the city as well as beyond.



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## BENEFITS

- bright
- fully furnished
- beautiful view of the residential park in the courtyard
- connection to the cycle path
- air conditioning
- garage parking
- excellent access to the city and the bypass
- new building
- the cellar

## PRICE

Apartment including cellar: 305.000 € Garage: 25.000 €

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