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BEST OF THE BEST 2022  
CENTRAL & EASTERN EUROPE

## 2-bedroom apartment , Donovaly

**199 000 €**



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



The real estate agency HERRYS offers exclusively for sale an exceptionally spacious 3-room apartment in the heart of Donovaly, with a garage parking space and two outdoor parking spots.

The apartment has a very well-designed layout: the living room is connected to the kitchen, which is equipped with all necessary appliances. There is access to a loggia from the living room. A very tasteful and functional feature is the stove in the living room. The apartment can be used year-round. The bathroom includes a large bathtub, toilet, and bidet. There is also one additional separate toilet in the apartment.

A very good investment opportunity, whether for personal use or for rental income.

- excellent layout and location
- orientation: SE living room with kitchen, N bedrooms
- private boiler
- 2 toilets
- 1 garage parking space, 2 outdoor parking spaces by the building

Floor area: apartment 76.47 m<sup>2</sup> + loggia 5.45 m<sup>2</sup>

Very low monthly operating costs: €30 electricity (depending on usage), €50 property management fee

As this is an apartment, financing via a mortgage loan is possible.

The listing also includes visualizations to help you better imagine how your new apartment could be furnished.



**Mgr. Naďa Klima Palenčárová**

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+421 948 244 888

Ad ID: NP00068

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## DISPOSITION

From the spacious entrance hall, where there is a built-in wardrobe, there is a separate entrance to each room. All rooms are impassable.

## LOCALITY

Donovaly is a popular mountain location with year-round use, known for its beautiful nature, good accessibility and wide range of recreational opportunities. In winter, it offers quality skiing and cross-country skiing trails, and in summer, it is popular for hiking, cycling and family trips in nature. A great attraction for families is the fairytale Habakuky area inspired by Slovak folk tales, as well as cable cars, a bobsleigh track, children's attractions, wellness hotels and traditional huts. Donovaly is therefore an attractive recreational location suitable for active relaxation and peaceful leisure throughout the year.



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## BENEFITS

good layout

1 garage parking space

2 parking spaces on the property

2 toilets

exceptional location

excellent investment opportunity

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good layout 1x parking in garage 2x parking on the property 2x toilet exceptional location great investment



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## PRICE

Apartment €199,000 (including professional service and real estate commission) parking spaces are included in the price.

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