



## FEATURES & SERVICES

RENTAL FEE: **€1,610** / MONTH

REF NO.: 371262

VIEW: STREET

□□TYPE: CLASSICAL

FURNISHED: YES

□□LOCATION: DISTRICT  
13,

□□HEGED?S GYULA UTCA

□□BEDROOMS: 1

□□SIZE: 96 SQM

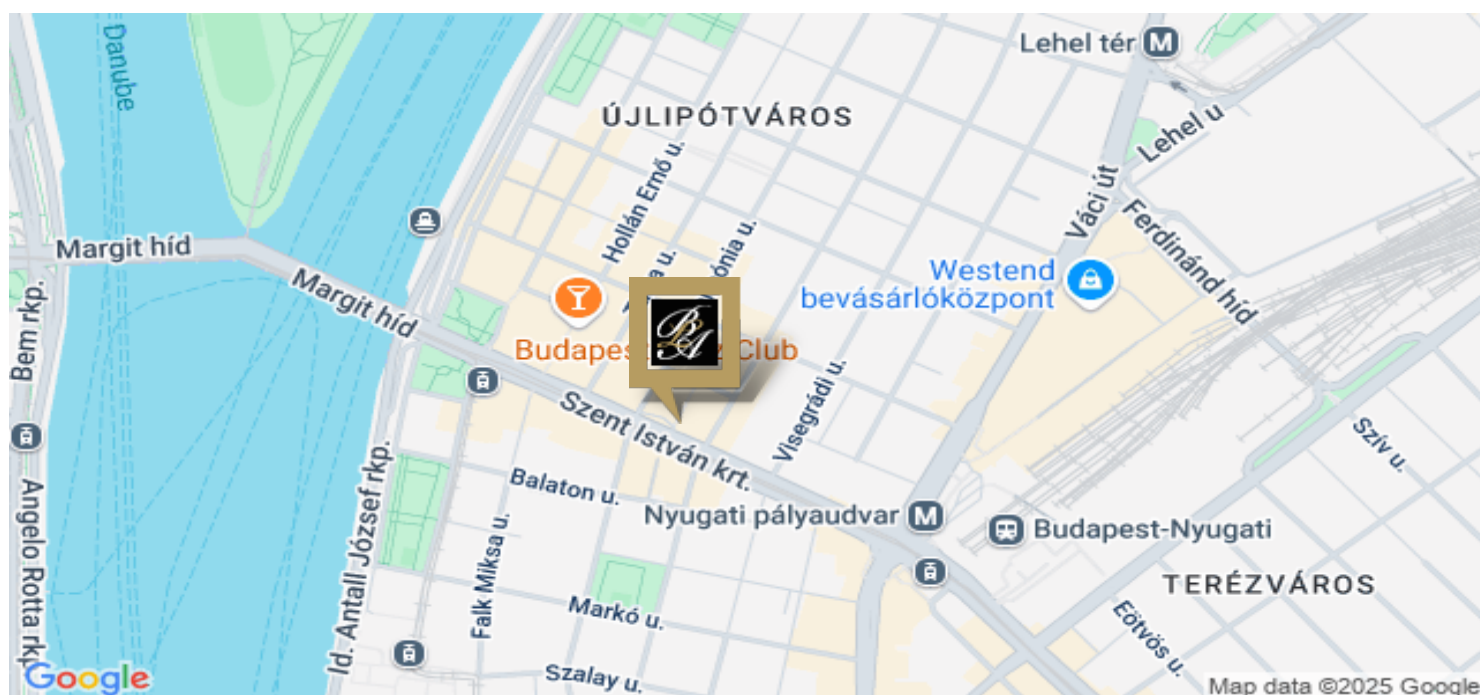
□□FLOOR: 4

A fully renovated, modern, 96 m<sup>2</sup> apartment is available for long-term rent (minimum one year) on the 4th floor in the XIII district, Heged?s Gyula Street. The property is located in a well-maintained, elevator-equipped building and can be accessed via a secure corridor. The spacious, furnished apartment is equipped with high-quality furniture and modern appliances. It includes a kitchen with dining area, a bright living room, and a bathroom with both a bathtub and shower. The large windows overlook the street and offer excellent thermal and sound insulation. The location offers great public transport connections, and street parking is available in a paid zone. The common cost is HUF 35,000 (includes water and heating), internet costs HUF 7,000, and electricity is based on consumption (individual meter). Rent is to be paid via bank transfer, and the deposit will be settled upon moving out. The rental terms include a one-year fixed contract, a notarized declaration regarding move-out, payment of two months' deposit, and the first month's rent. Pets and registration for address change due to parking permit are available upon prior arrangement.

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