

AVIATORILOR - 3 bedrooms,3 baths apartment
exclusive 131sqm garden

1,270,000 €



GENERAL INFORMATION

- 4 rooms
- level: Parter / 2S+P+5E+6R
- construction year: 2024

AREAS

- built: 181 sqm
- usable: 143 sqm

CONTAINS

- 3 bedrooms
- 4 bathrooms

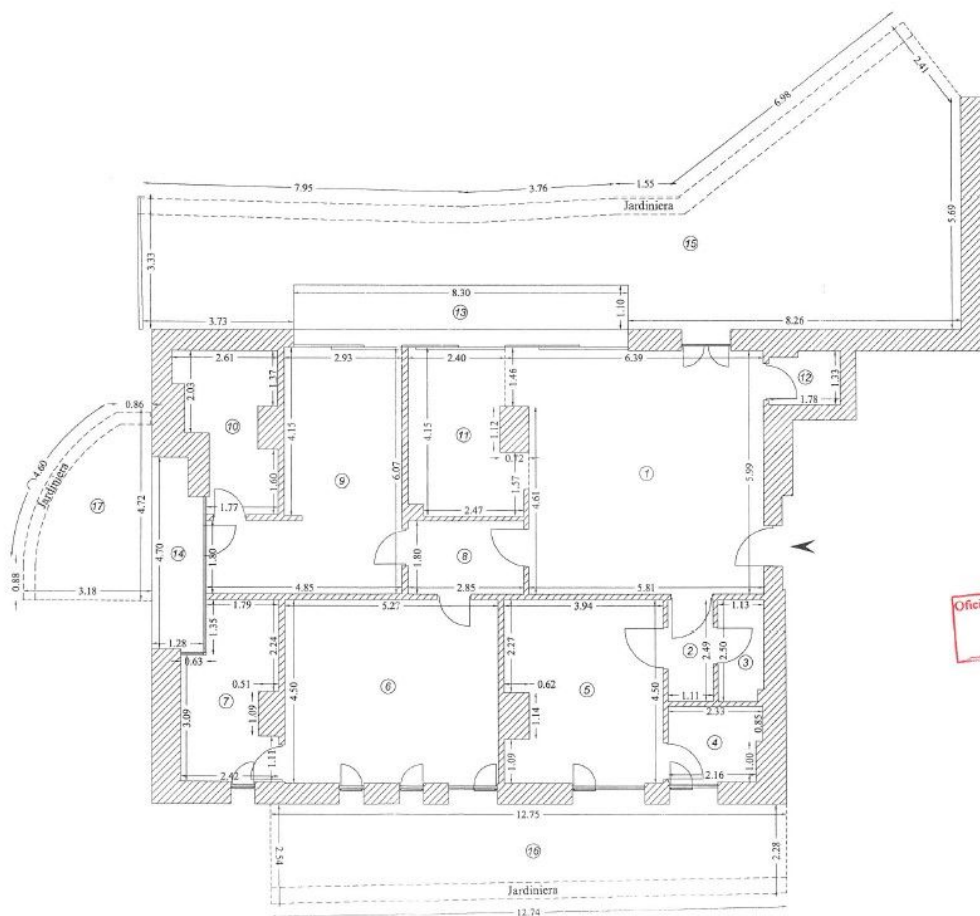
Utilities

air conditioning, stove, bidet, shower, bathtub, dressing room, fridge, kitchen hood, washing machine, dishwasher, alarm system, tv, fully furnished, luxury furnished, central heating, underfloor heating, open kitchen, furnished kitchen, equipped kitchen, water meters, heating meter, electricity meter, gas meter, yard, private garden, elevator, service closet

Property details

Located in the Aviatorilor area, Vsv de Herastrau Park and Charles de Gaulle Square, this 3 bedrooms apartment is on the ground floor of a premium 2Ug + Gf + 6 with only 13 units completed in 2024. It has a total built area of 313sqm of which 181sqm build the apartment, 143sqm usable and 131sqm terraces. It consists of generous living room with dining area of 36sqm with free view to the green area, terrace/garden 83sqm, kitchen 11sqm, guest toilet, 3 bedrooms (24/22/17sqm) with bathrooms, all with access to a 2nd terrace of 48sqm terrace. Finishing and installations are of the highest quality (ventilated facade with natural stone, Schuco windows with triple glazing, Schindler lift, underfloor heating Viega/Oventrop, AC VRV Daikin, Bticino electricals, Villeroy & Boch sanitary). Parking spaces can be purchased separately at the price of 50,000 euros + VAT/space. Furniture can be purchased separately at the price of 125.000 euros + VAT. Due to the ultra-premium location Vsv Herastrau Park, extensive views and impeccable quality of construction, this building is one of the best residential options.

<https://ct.goldenkey.ro/en/property-3-bedrooms-3-baths-apartment-exclusive-131sqm-garden-vsv-herastrau-park-cp3096664>



Nr. crt.	Denumire incaperi	Suprafata [mp]
1	Living + Dining	36.0
2	Sas	2.8
3	Baie	2.8
4	Baie	4.2
5	Dormitor	17.1
6	Dormitor	23.9
7	Baie	9.4
8	Sas	5.1
9	Dormitor	21.2
10	Baie	7.8
11	Bucatarie	10.5
12	Depozitare	2.3
TOTAL SUPRAFATA UTILA = 143.1 mp		
13	Terasa	9.1
14	Terasa	5.7
15	Terasa exterioara	74.0
16	Terasa exterioara	30.7
17	Terasa exterioara	12.6
SUPRAFATA TOTALA = 275.2 mp		

Oficiul de Cadastru si Publicitate Imobiliara
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MINISTERUL AFACERILOR
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Impresarie de cadastru



108167

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Receptionat,