



House Four-bedroom (5+kk)

312 m², Štúrovo

Ask for price





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Usable area	312 m²
Plot	828 m²
Foot print	312 m²
Floor area	289 m²
Balcony	14 m²
Terrace	9 m²
Parking	-
Garage	Yes
Cellar	-
Reference number	100664

This 4-bedroom townhouse with high ceilings from 1936, steeped in history, offers peaceful living on eight acres of land in the centre of the spa town of Štúrovo on the banks of the Danube River. The unique location of the house overlooks the world-famous, classical-style Basilica of Esztergom, which is also the largest church in Hungary.

The layout consists of an entrance hall, a spacious kitchen with a closet, and a living room with a fireplace (currently bricked up), from which there is a passage to three bedrooms and a **terrace** with a **garden**. Two bedrooms have an en-suite shared bathroom with a bathtub. The house has a main entrance from the street and two from the **beautiful garden**, where there are also **2 brick garages**. The layout of the house is completed by a room with a separate entrance, a bathroom, a separate toilet, an over 120 sq. m. attic, and a **cellar**.

The property includes a 45 sq. m. **apartment with a separate entrance**, which is currently rented. Its layout consists of an entrance hall, two rooms, a toilet, and a shower room. This **apartment can be connected to the house or rented for residential or commercial purposes**. Parking is possible in two garages on the plot.

The house's facilities include **3.35 m high ceilings**, large wooden windows, **oak parquet floors**, and double interior doors with wooden frames. The house is connected to the city water supply, electricity, gas, and sewerage systems. Heating and hot water is provided by two separate gas boilers. The roof and part of the windows have been renovated.

On the plot is a **well** with good quality water and ornamental shrubs with flowers beds.

Štúrovo is the southernmost and at the same time the warmest spa town located in Slovakia. The Hron River flows into the Danube nearby, offering excellent conditions for lovers of sightseeing. In addition to a full range of services, the town also offers hiking opportunities in the Kováč Hills or **swimming in the thermal baths**.

Interior 288 m², terraces and balcony 23 m², plot 828 m²



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