



**Newly built Two-bedroom  
 PENTHOUSE with balcony and garden  
 for SALE in Budapest next to City  
 Park**

*Hungary, Budapest*

<b>Price:</b>	<b>€ 470 000</b>
<b>Object type</b>	Penthouse, Apartment
<b>House type</b>	New project
<b>Market</b>	New building
<b>Reconstruction date</b>	2024
<b>Year of finishing:</b>	2023
<b>Year built</b>	2023
<b>Bedrooms</b>	2
<b>Number of rooms</b>	3
<b>Land area</b>	131 m2
<b>Area</b>	62 m2
<b>Category</b>	For sale



**Newly built Two-bedroom 62 sqm penthouse with 169 sqm balcony and 38 sqm garden on the top floor is for SALE in Park West 2 Building. The apartment is already finished. Great property for GOLDEN VISA program.**

Located in the vibrant 13th district, at 15-25 Szabolcs utca, a residential complex is being developed with 700 flats in three phases. Park West, predominantly featuring residences ranging from 40 to 50 square meters, provides ideal homes for individuals with an active lifestyle. The architectural design emphasizes efficient floor plans, a thorough examination of natural sunlight penetration into the rooms, and the implementation of environmentally friendly solutions.

The majority of these well-lit residences are oriented towards the south-eastern, south-western, or western directions, featuring an internal garden. The upper-floor apartments provide a stunning view of the Buda side of the city. Each residence comes with a terrace, and optional underground parking spots are available for every flat. Additionally, the presence of storage spaces on the same floor as the flats is a unique and rare feature.

Park West residential park is located in the currently redeveloping Ferdinánd district, right next to Dózsa György



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road and Lehel street. The city center may be reached easily: WestEnd City Center shopping mall and **City Park** are both within 10 minutes walking distance and are conveniently accessible by car or by public transport.

As one of the rapidly advancing districts in Budapest, this neighborhood is experiencing a surge in the construction of both residential and office buildings. Additionally, leisure amenities like the biodome at Pannon Park and the renovated Széchenyi Baths are currently undergoing redevelopment, contributing to the area's growth and modernization.

The appealing residences at Park West are primarily designed for families leading an active lifestyle, placing a high priority on the proximity to downtown. The recently renovated City Park serves as an ideal recreational venue, and as the projected cultural and recreational facilities are completed in the upcoming years, the array of choices for leisure will further expand.

Green Homes for Easy Living: Park West was designed with a focus on state-of-the-art floor planning, direct sunlight analysis, eco-friendly solutions, and customizable smart and community services.

Modern Urban Homes with comfort from "Living": There will be Business corner, Library, Tool shed, Car-sharing, Parcel Pick-up and Delivery point.

SMART HOME: Already in the design phase, the latest state-of-the-art smart solutions are integrated to prepare residential properties for providing Smart Home services from the start. The basic package includes the essential Smart services, such as a central unit, a smart socket, and heating control, which is installed in your home free of charge

**A WORTHWHILE INVESTMENT IN BUDAPEST:** The thriving business district in the vicinity has consistently achieved success, with multiple buildings currently under construction and nearing completion. The ongoing developments promise to enhance the long-term value of new residences, and the substantial workforce employed by multinational companies in the area presents a potential tenant pool.

The steady increase in home values across Europe positions apartments, particularly those available for long-term rent, as one of the most reliable investments for private investors. Park West stands out as an exceptional urban residence, benefiting from its prime location near the business district, convenient community amenities, and SMART-home design.

OUTSTANDING LOCATION  
DOWNTOWN LIVING  
GREEN AREA  
COMMUNITY AND  
SMART HOMES  
THAT'S PARK WEST!

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