

## 3-bedroom apartment Bajkalská, Bratislava-Ružinov

**412 500 €**

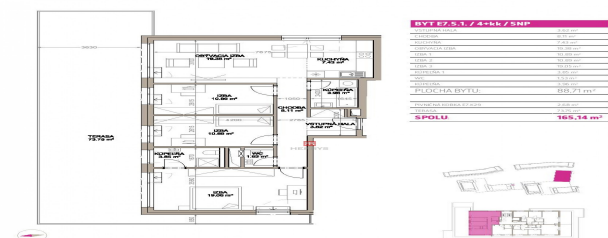


Business name: HERRYS s. r. o.

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

NOVÝ RUŽINOV  
Radost Žit'

BYT E7.5.1.



Developer projektu:  


Vyhodnotil predajcu:  


Kontakt pre predajcu:  
 info@herrys.sk  
 0948 217 688

## HERRYS - FOR SALE 4 BEDROOM FLAT WITH BALCONY IN PROJECT NOVY RUZINOV

Real estate agency **HERRYS** offers for sale 4 bedroom flat in the villa MARLEN in the project Nový Ružinov.

### DISPOSITION

#### RESIDENTIAL PARK

The life of future residents of Nový Ružinov will be made more pleasant by a residential park in the heart of the project. A team of landscape architects unconventionally designed a common space dominated by a lot of greenery. Between the houses there will be almost a hundred trees along with meadow plants and shrub roses. In addition to unusual playgrounds, you will also find places to relax and socialize with your future neighbors.

### LOCALITY

The Nový Ružinov project is situated in the most popular part of Bratislava, Ružinov. It is a place with direct connection to Bajkalská and Prístavná street, as two of the city's most important transport links. Fast access to the D1 bypass ensures trouble-free access to all parts of the city. Full amenities are available within five minutes by car.

### BENEFITS

- high quality materials used
- the choice of design holospace or standard
- a location with a future
- direct connection to the Danube dam
- a playground together with a residential park in the center of the complex



**HERRYS s.r.o.**  
 info@herrys.sk  
 +421220868866  
 Ad ID: E7.5.1

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

excellent accessibility of sports grounds

## PRICE

412 500 EUR

© The text and photos are the author's work and property of the real estate agency HERRYS.



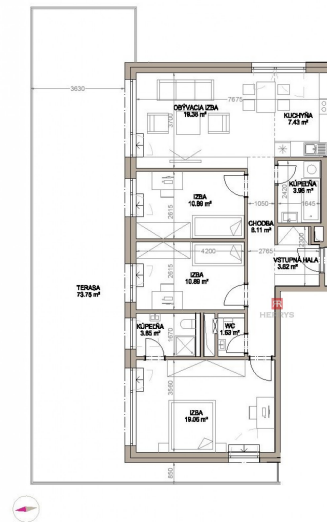
**HERRYS s.r.o.**  
info@herrys.sk  
+421220868866  
Ad ID: E7.5.1

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

NOVÝ RUIŽINOV  
Radosť žiť

## BYT E7.5.1.



BYT E7.5.1 / 4+kk / SNP	
PODLAŽNÁ PLOCHA	82 m <sup>2</sup>
KUCHEŇA	7.43 m <sup>2</sup>
KÚPEĽNIA	3.36 m <sup>2</sup>
OBÝVACIA IZBA	16.20 m <sup>2</sup>
IZBA 1	10.88 m <sup>2</sup>
IZBA 2	10.88 m <sup>2</sup>
IZBA 3	19.05 m <sup>2</sup>
KORIDOR 1	3.95 m <sup>2</sup>
WC	1.02 m <sup>2</sup>
KUPEĽNIA	3.36 m <sup>2</sup>
<b>PLOCHA BYTU:</b>	<b>88.71 m<sup>2</sup></b>
PRÍKONNÁ KORYTÁ E7.5.2	2.68 m <sup>2</sup>
TERASA	73.76 m <sup>2</sup>
<b>SPOLU</b>	<b>165.14 m<sup>2</sup></b>



Uvedené rozmery sú orientačné a nemusia zodpovedať s realitnou kanceláriou. Reálna podlažnica Bratislava

Developer projektu: **CZ SLOVAKIA** | Vyhľadný predajca: **HERRYS** | Kontakt pre predaj: info@herrys.sk  
0948 217 888

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