REGATTA
THE REAL ESTATE COMPANY
SINCE 1993

eRGT41097
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Corbeanca

House for Sale

4 rooms

CARACTERISTICS

- **AREA**: Corbeanca
- **Usable surface**: 120 sqm
- **Built surface**: 140 sqm
- **Land Surface**: 500 sqm
- **No. of Bedrooms**: 3
- **No. of Rooms**: 4
- **No. of Bathrooms**: 2
- **Maximum height**: P









DESCRIPTION

We offer for sale a new individual house, in a residential complex of single-level houses + high bridge (attic) arranged by the concrete staircase.
The access from the neighborhood to DN1 road is 10 minutes by car and another 12 minutes to Piata Presei Libere. To Buftea is 5 min by car to the future connection with the A0 motorway. Otopeni Airport is 12 minutes away, there being the railway station and in the future will be metro station. Two minutes walk from there is bus stop 441B (Tamasi - Piata Presei Libere).
At 10 minutes from the neighborhood you have Value Center area with commercial spaces such as Carrefour, Altex, Jysk, Hornbach, Hervis, Pepco, Mega Image, Kaufland and Therme Complex.
The neighborhood is located in the village Corbeanca-Tamasi, in an accessible and quiet area, with newly built villas near the forest.
The houses have a useful surface of 120 sqm (including 20 sqm terrace), ensuring high comfort by efficient partitioning and generous space composed of living room, kitchen, 3 bedrooms, 2 bathrooms and a covered terrace, rooms having a height of 280 cm. From the living room and kitchen you can get out on the covered terrace and to the intimate courtyard behind the house. The two bathrooms are naturally ventilated, and the master bedroom is equipped with dressing room and bathroom.
A plus is the attic with a height of over 2.5 meters in which you can arrange 60 sqm useful, access to the attic is made on the concrete scale.
The land area is 500 sqm, and the private paved road has 8m width with sidewalks and public lighting. There are two parking spaces for each house.
Technical Details: concrete structure with Porotherm brick 25cm, concrete slab over the ground floor. Outer insulation swisspor 10 cm, metallic tile coating Metigla Star Mat, Salamander Tripan carpentry, own heating unit, underfloor heating. Metal entrance door, paved parking and pavement around the house + alleys. Gard delimitation properties.
Utilities: Gas, Current, Sewerage, Water, Rds
House price: 160 000 + VAT to white (without tiles, parquet, interior doors, sanitary ware).
or 170 000 + VAT fully finished.

The house is also an investment value, its value increasing over time.
In case of a rental at the price of the area of 1000-1200 euros, a good yield can be obtained.

160,000 EUR + VAT	2.36 BITCOIN + VAT	80.02 ETHEREUM + VAT

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*Receiving this presentation represents your agreement that any negotiation regarding this property to take place through the agency of a Regatta rep