



4-bedroom apartment in Neukirchen am Grossvenediger Salzburg Austria

€ 638.750

**skiing lift at walking distance • close to town centre •
touristic rent out allowed • fully furnished • elevator**

For sale: modern 4-bedroom apartment at walking distance from the skiing lift and the centre of Neukirchen am Grossvenediger. A typical Austrian winter sports town with many cosy restaurants, bars and shops. The skiing lift in the town centre will bring you to the 75km of slopes of this family skiing area. Also Hollersbach is only 10 minutes away, where the skiing lift will take you to the skiing area of Kitzbuhel. Or maybe you like to go to the Zillertal Arena, which is attainable in just 20 min. For the longest toboggan run of Europa you can visit Bramberg!

In the National Park Hohen Tauern you can also take a nice walk or ride on you bicycle in summer. And of course a lot of other outdoor sports are represented here: horse riding, golf (Mittersill), swimming in one of the lakes or to the climbing park. On top of that you will find the world famous Krimmler waterfalls on just a few minutes drive. Besides: do not forget to take the train to Zell am See, and also Mittersill is a nice town with a lot of summer activities. In winter you can reach Neukirchen easily by the airport of Innsbruck as well as the airport of Salzburg.

This apartment, built in 2015, is part of an apartment block with 10 apartments in total. From which, for example, a 4-bedroom apartment on the ground floor is for sale. It has even three bathrooms, by which they used high quality sanitary. The nice, big tiles do finalize this luxurious look. In the rest of the residence you will find parquet floors which will, in combination with the frequent use of wood, give the property an alpin look. A fully equipped kitchen, 2 balconies on the south and a terrace are definitely the icing on the cake. Besides, the apartment is offered for sale completely furnished. And perhaps it is also good to know that all of the apartments have tilt and turn windows, floor heating and in the block there is an elevator.

Layout:

entrance with wardrobe, living room with kitchen area and access to the terrace, 4 bedrooms with access to one of the balconies and 3 bathrooms.



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Also an indoor parking lot is included in the price.

Price:

top 5: 638,794 euro excl 20% VAT in case you will be renting out or 715,450 without reclaiming the VAT.

As this property is suitable for touristic rental you can reclaim VAT with the Austrian tax authority. Please ask us for details.

number of bedrooms: 4

kind of object: apartment

living surface: 120

garden - terrace - balcony: 2 balconies on the south and a terrace

extra: fully furnished, indoor parking lot, elevator

location: skiing lift and town centre on walking distance

city: Neukirchen am Grossvenediger

number of bathrooms: 3

province: Salzburgerland

country: Austria

region: Pinzgau

number of rooms: 5

price type: price from

provision: 3% ex VAT









