



ID code: **3940**
Location: **Riga / Jugla / Juglas**
Type: **Apartment**
House type: **New project**
Rooms: **4**
Floor: **3/4**
Size: **194.00 m²**
Heating: **Gas heating**
Maintenance: **0, 35 LVL/m².**
Internet: **Yes**
TV: **Yes**
Parking: **Yes**
Alarm system: **Yes**
Intercom: **Yes**
Terrace/Balcony: **Yes**
Price: To buy: 200 000 EUR



Description

The location of this unique project was carefully selected - the main determinant was the beautiful scenery and convenient infrastructure. Project Ezermeži provides advantages that are becoming more and more important to people who are looking for a new residence:

- exclusiveness of being small - a project consisting of 22 fully planned apartments that hold all the necessary conveniences for their inhabitants,
- only three floors and a mansard,
- a balcony and space for a fireplace in every apartment,
- fresh air to enjoy at dawn and after a stressful day at work,
- wonderful surroundings with green nature and groomed parks only 10 minutes' walk from Lake Jugla,
- a sense of security provided by a fenced-off, guarded and well-facilitated territory,
- well-developed transport network,
- guaranteed parking,
- schools, kindergartens, a fitness club, trade centers Alfa and Sky Mežciems near the project.

Basement

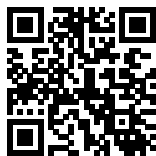
The project developer has allocated a small, separate auxiliary room with a key for keeping personal items to every apartment.

Parking

A spacious above-ground parking lot lets Ezermeži residents and their guests avoid a drawn-out search for a parking space.

The owner of the new residence may choose the layout best suitable for his/her needs, but the company offers also complete solutions in order to make this choice easier. In the terms of apartment finish the company proffers the so-called "white finish" that is most in demand at the moment:

- walls treated with filler,
- levelled floors,
- installed wiring,
- installed radiators,
- space for a fireplace,
- no plumbing.



Every apartment has a balcony.

Upon the new owner's request the company can provide the following extras for a more comfortable life:

- satellite TV,
- wireless Internet connection,
- the unique opportunity to connect to a "smart house" system (BMS - Building Management System) where all the systems in the house are united in a single liquid crystal sensor display that allows to view TV programs, manage DVD, work in Internet and has many additional functions,
- air conditioning system.

The house has three floors and a mansard.

The project Ezermeži is being promoted as a standard of comfort for a residence in a well maintained and scenic place near Lake Jugla only 20 minutess' drive from Riga centre at 3A Mazā Juglas Str.

While bringing this project to fulfilment, we made it our priority to use materials as friendly to environment as possible in order to create an atmosphere of exclusiveness, comfort and cosiness for every inhabitant and guest. The 3.2m ceiling also allows for a feeling of freedom in even the smallest of rooms! Exterior walls and inner walls are built with Porotherm blocks - one of the most ecological, clean and non-allergenic materials made from clay that distinguishes itself from other materials with a heightened warmth and sound isolation. Exterior walls are 60 cm thick including the isolating and plaster layers. House foundations are made of foundation blocks. Slab is made of reinforced concrete. Three-layered glass and timber insulated windows have been installed. Two modern gas boilers will maintain warmth and cosiness all year round while at the same time considerably reducing the cost for utilities. Ezermeži residents will receive quality service. A professional security company will secure the peace of residents day and night. A complex of organisational programs has been developed in order to ensure the maintaining of an effective and economical infrastructure.

Alina Merca

Rental and Sales Associate

GSM: + 37129642499,

E-mail: alina@mgroup.lv







