



PARK WEST



I'LL BE THERE IN A MINUTE!





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







A total of some 700 apartments are being built in three phases in the residential Park West, located at 15-25 Szabolcs street, right in the heart of the vibrant 13th district of Budapest.

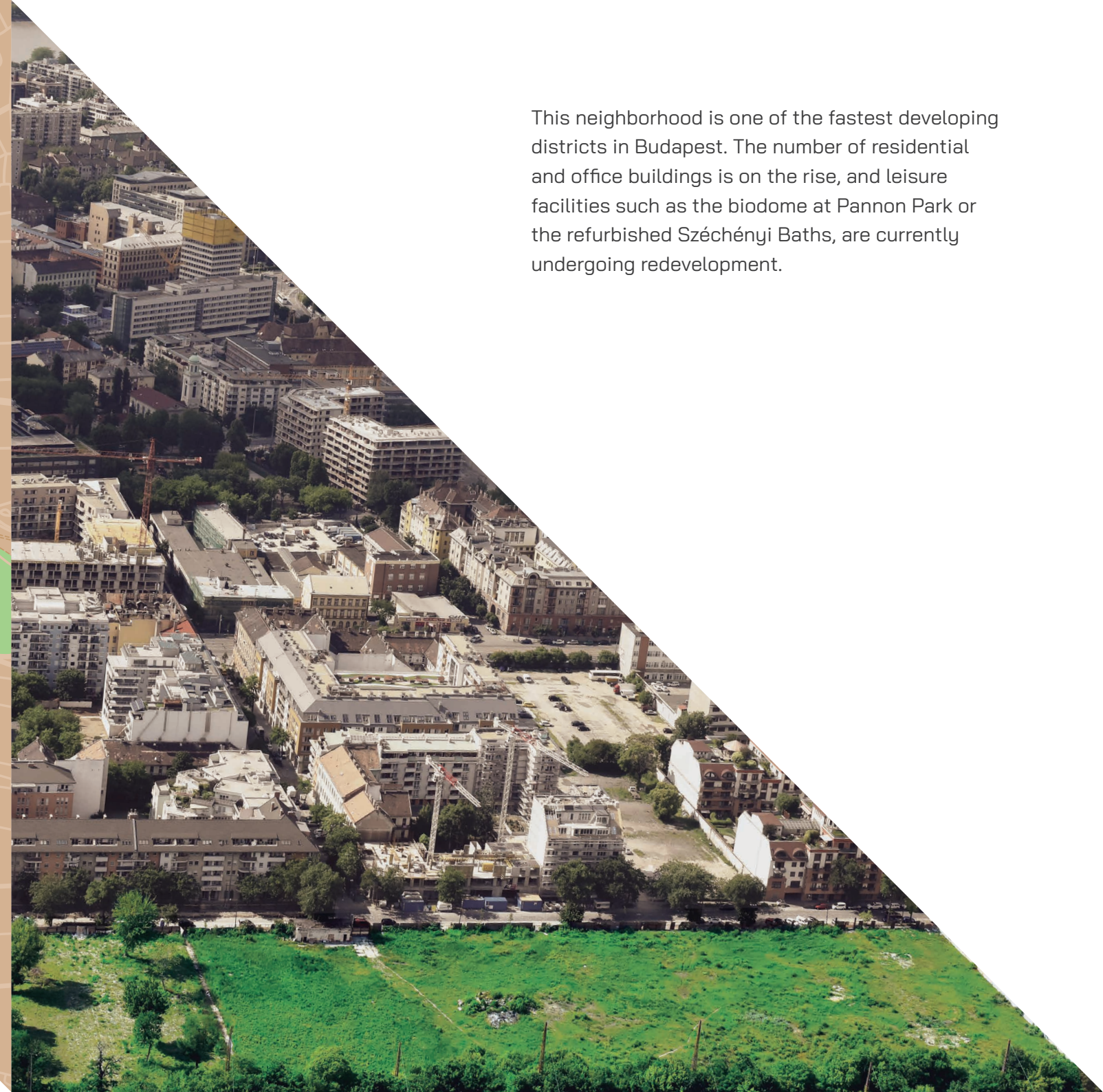
Most of the homes on offer are between 40 and 50 m<sup>2</sup> in size, with the majority facing south-east, south-west or west and have an internal courtyard, while top-floor apartments offer a panoramic view of Buda Hills.

Like each one of LIVING's development projects, Park West is geared towards making daily life more comfortable. They offer unique community amenities in addition to smart solutions, as well as "LIVING SERVICES" packages to provide custom-tailored solutions to all your needs.



## THE BIRTH OF A NEW DISTRICT

Park West residential park is located in the currently redeveloping Ferdinánd district, right next to Dózsa György road and Lehel street. The city center may be reached easily: WestEnd City Center shopping mall and City Park are both within 15 minutes walking distance and are conveniently accessible by car or by public transport.



This neighborhood is one of the fastest developing districts in Budapest. The number of residential and office buildings is on the rise, and leisure facilities such as the biodome at Pannon Park or the refurbished Széchenyi Baths, are currently undergoing redevelopment.





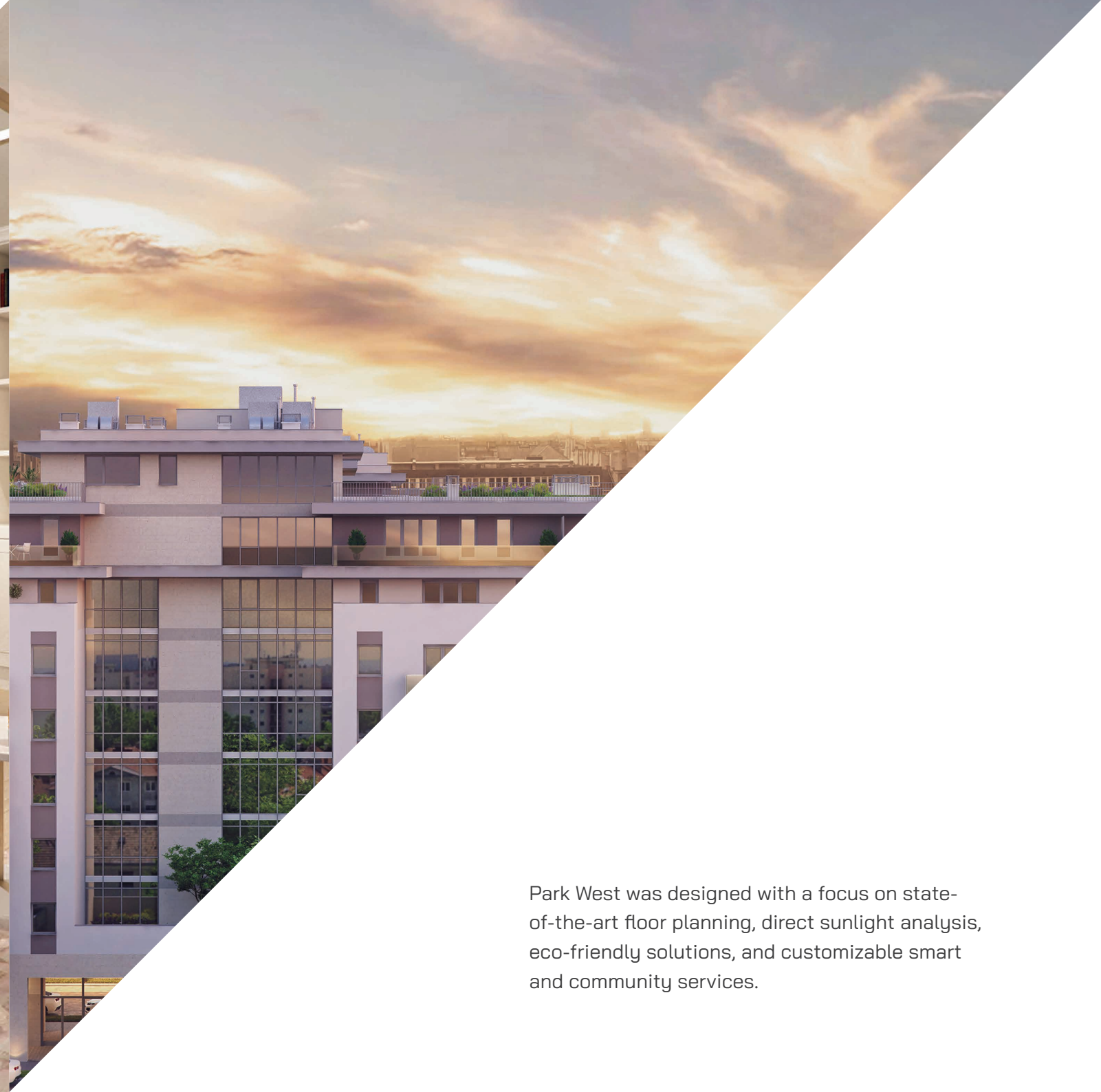
## FOR THOSE WHO PURSUE AN ACTIVE LIFESTYLE

Park West's attractive homes mostly target families with an active lifestyle, for whom the proximity of downtown is a priority.

The currently refurbished City Park is the perfect venue for recreation: once the cultural and recreational facilities projected for coming years are completed, the range of choices will increase even further.



## 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”







## COMMUNITY LIVING

Residents at Park West may enjoy the benefits of unique community amenities that strengthen the residential community, such as a community library, cleaning service, tool shed, car-sharing, and 24/7 delivery acceptance.

Park West has been designed with a community home office to promote an optimal work-life balance, turning the community living room of the residential park into not just a place for relaxation but a co-working space with business corner services.

Our collaborating partners – each a leader in their respective fields – are selected to provide their services and offer wide-ranging expertise and maximum operational reliability.



## COMMUNITY LIVING ROOM

If you happen to be home alone and are looking for some company, you don't need to go out to a downtown café: Residents may attend community events to get to know each other, strengthen their community ties and shape the values of their "micro-society."

## BUSINESS CORNER

Whether you work from home or urgently need to print some business documents, you may do so quickly and at your leisure at the business corner inside the building.







## LIBRARY

Reading is fun, but what happens if you are fresh out of ideas about which new book to pick up? Head to the community library of the building to browse new titles, or even add to them.

## CAR-SHARING

Premium car-sharing services are available for residents.



## TOOL SHED

A fully equipped tool shed is open to all residents who need a little help with any repair or DIY job they might have.



## PARCEL PICK-UP AND DELIVERY POINT

There is a parcel pick-up and delivery point located in the residential park for the convenience of our residents.





## SMART LIVING

The smart solutions provided by Park West make daily life more comfortable for all generations. We offer a complimentary basic package (**Smart Home**) in all apartments, and optionally a freely customizable extended package (**Smart+**) for a fee.



## 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.







## SMART+

For those who wish to customize their home beyond the basic features, we provide the option to use the items included in our Smart+ package and enhance the comfort and power efficiency of their apartments over the long term.

Our Smart+ package includes the following services that are available – as required – for a custom fee:

- ▶ Lighting and brightness control
- ▶ Open/close sensors
- ▶ Thermostat
- ▶ Smart roller blind control
- ▶ Smoke and water detector
- ▶ HVAC control
- ▶ Smart button and lock
- ▶ CCTV
- ▶ Gesture and voice control



## AN INVESTMENT THAT PAYS OFF

The surrounding business district has enjoyed uninterrupted success: the construction and completion of several buildings are currently in progress. Ongoing developments will increase the value of new homes in the long run, while the tens of thousands of employees working at multinational companies could represent potential tenants.

The value of homes is growing steadily throughout Europe, making apartments available for long-term rent one of the most stable investments for private investors. Its prime location and proximity to the business district, its readily available community amenities, and SMART-home design combine to make Park West an outstanding city home.





## LIVING SERVICES

LIVING SERVICES is our unique service offer, which provides personalized assistance for several issues from odds and ends of daily life to the utilization of your apartment.

Whether you need help with maintenance, renovation, renting out or reselling your apartment, LIVING SERVICES are available throughout the process for a separate fee.

LIVING SERVICES gives residents peace of mind about their homes and help them save time and energy to enjoy the comfort of their apartments.







# LIVING

## DEVELOPING MODERN URBAN HOMES

LIVING is the residential property brand of WING Hungary's leading property development company.

WING's 20 years of experience in property development, reliable references, financial stability, and commitment to continuous innovation are all testaments to the quality and reliability of its work.

LIVING's mission is to develop modern, urban homes that help improve the quality of life of their residents through people-oriented services and smart solutions.



## PORTFOLIO

### Kassák Residence

H-1134 Budapest, Klapka street 4-10.

Kassák Residence in the 13th district, right next to downtown Budapest, is the first residential park in Budapest to offer community services. The residential park will be constructed in 3 phases and will have its private park of over 9,000 sqm.

The homes in Kassák Residence will be truly smart and range from 30m<sup>2</sup> studio apartments to 130m<sup>2</sup> apartments with a panoramic view and terrace. In addition to the effective floor planning, high technical standards and excellent energy efficiency of the apartments, community services including car-sharing, tool shed, parcel pick up, delivery point and cleaning services all add to the comfort of the homes.

Kassák Residence is located in the dynamically developing and continuously revamped section of Budapest's 13th district, just a block off Váci Street. This area is exceptionally well-connected and easy to reach both by car and by public transportation.





# Kassák Passage

H-1134 Budapest, Klapka street 4-10.

Kassák Passage is an extension of Kassák Residence, located in Klapka street in the 13th district, just a block off Váci Street. The new phase will include the construction of two buildings with 262 apartments, which are scheduled for delivery in 2021.

These are mostly studio apartments or 1 to 3 - bedroom apartments built to meet premium technical standards. The homes of Kassák Passage have efficient floor plans and outstanding construction standards, with a focus on environmental awareness and energy efficiency, making them an ideal choice for families with young children and active young people alike.

The neighborhood has all you need in order to take care of daily tasks, offering a number of shopping options, healthcare, and educational institutions within easy reach, while the proximity of City Park and Margaret Island offers top recreational opportunities for people with an active lifestyle.



KASSÁK  
PASSAGE





MG / METROPOLITAN  
GARDEN

## Metropolitan Garden

H-1134 Budapest, Országbíró street 50-54.

Metropolitan Garden is located in pleasant, green surroundings in Országbíró street, which starts from Béke square, alongside the refurbished Floridsdorf Promenade.

This 13th district area mainly features recently and newly built residential parks, as well as an exceptional infrastructure and transportation.

The building will include 105 apartments with floor spaces ranging from 30 to 110m<sup>2</sup>, and a spacious terrace.

Just as in all LIVING's developments, community and smart solutions provided by Metropolitan Garden make daily life more comfortable for all generations.







LIVING

[livinghomes.hu/parkwest](https://livinghomes.hu/parkwest)



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