



Description		Detail	Equipment & Finishing	Detail	Infrastructure	Detail
Address:	A9587 Riegersdorf		Roof	Tile	Public Transport	5 Min walk
	Carinthia, Austria		Windows	Holz	Train	25 Min walk
			Heating	Pellets	Shops	5 Min drive
Property :	Detached		Insulation	-	Schools	2 Min walk
General visual condition:	1900		Energy Rating:		Kindergarten	2 Min walk
Exterior	Very Good		HWB	(at work) kWh/(m²a) D	Doctor	10 Min drive
Interior	Very Good		fGEE	(at work) D	Vet	10 Min drive
Orientation	South & East		Mains Water	Yes	Motorway (A2)	10 Min Drive
Available floor space	200,00m²		Electricity	Yes	Villach	10 Min Drive
Area of plot	807,00m²		Mains Drainage	Yes	Setting	Detail
Area of Balcony	-		Gas	-	Surroundings	Quiet
Area of Loggia/Conservatory	1		Telephone	Yes	Views	Country/mountain
Area of Terrace	1		Furniture	Part furnished	Rural	Semi-rural
Living room	2		Equipment		Residential	Yes
Dining room	1		TV	SAT	Costs	
Study	1				Purchase Price in Euros	€295,000
Kitchen	1		VIEWING & ENQUIRIES - PLEASE CONTACT		Commission	3% + 20% VAT
Utility Room	1				Land Registry Entry	1.1%
Bedrooms	5		MIKE STEVENS on 0043 650 6916585		Land Transfer Tax	3.5%
Ensuite Bathrooms	-				Mortgage Deed Stamp Duty	0.8%
Separate Bathrooms	1		mike.stevens@smartmoveaustria.com		Overdraft/Open Credit Charge 5yrs+	1.5%
Cellar/Workshop	1				Land Registry Entry - Mortgage	1.2%
Garage	2		www.smartmoveaustria.com		Notary / Solicitor Fees	Scale
Parking	Yes				Surveyor	Scale