



APARTMENT · BUY · PROPERTY REF. 8757P

Vacant 1-Room Apartment in the Spa Resort of Geyersberg

94078 Freyung · · exact address on request

39.999 € Purchase price

Exposé as PDF

ROOMS

1

LIVING SPACE

33 m²

YEAR BUILT

1973

All details at a glance

Property ref.	8757p
Property type	Apartment
Property types	Apartment on upper floor, Apartment
Marketing type	For sale

Purchase price	39.999 €
Commission	3,000 euros incl. VAT. The commission is due immediately upon the purchase agreement becoming legally effective!
Address	94078 Freyung
Rooms	1
Living space	33 m²
Year built	1973
Floor	3th floor
Balcony/terrace	Yes
Lift	No
Parking space	No
Condition	well-maintained
Floors in building	4
Floor level	3
Usable area approx.	33
Available from	immediately
Service charge	164 €
Heating type	Central heating
Primary energy source	Oil
Online since	2.9.2026
Last updated	22.9.2026

Features

The apartment features a fitted kitchen, a shower room, and a balcony that invites relaxation. The apartment is heated via a central heating system. A garage can be rented separately if desired.

The apartment is currently vacant and has already been fully cleared. It is in need of renovation, offering the new owner the opportunity to modernise and design it according to their own preferences.

Thanks to its vacancy, the property is immediately available and can be used flexibly. Whether as a long-term rental investment, for short-term letting, or for personal use — all options are open to the new owner. The decision regarding future use lies entirely with the buyer, offering a high degree of flexibility.

● Balcony/Terrace

● Fitted kitchen

Description

We are pleased to offer this well-maintained 1-room apartment with approx. 33 m² of living space, located on the 3rd floor (House O) of an attractive holiday complex. The property was built in 1973. The apartment impresses with a lovely view from the window.

The monthly service charge amounts to 164 euros.

Energy certificate (mandatory disclosures under the German Buildings Energy Act, GEG)



Energy efficiency class –

102 kWh/(m²·a) final energy consumption

Certificate type

Consumption certificate

Energy source

Oil

Heating system year

1973

Year of construction

1973

Location

The town of Freyung is located in the Bavarian Forest, close to the German-Czech border.

North of Freyung lies the national park (Bavarian Forest). Freyung is situated 33 km north of Passau, 17 km from the Czech border, 18 km from Grafenau, and 27 km from the Austrian border.

The town offers everything needed for daily life, including shopping and leisure facilities, excellent medical care, a comprehensive range of educational options, and modern schools.

A first-class culinary scene, the only cinema in the district, spa-town status, the Stadtplatz-Center, a paradise for cross-country skiing and hiking, numerous social and cultural highlights... and much more make Freyung a vibrant town set amid the stunning landscape of the Bavarian Forest!

Approximate distances: to Munich Franz Josef Strauss Airport: 181 km, to Passau railway station: 40 km, to the town/city centre: 1.5 km, to the ski lift: 100 m, to the ski rental: 100 m, to the ski school: 100 m

Cancellation policy & right of withdrawal

Cancellation policy

If a brokerage contract is concluded, consumers have the following right of withdrawal:

Right of withdrawal

You have the right to withdraw from this brokerage contract within fourteen days without giving any reason.

The withdrawal period will expire after fourteen days from the day of the conclusion of the contract.

To exercise the right of withdrawal, you must inform us (L&B Immobiliya EuRuS GmbH, Frankfurter Allee 18, 10247 Berlin, Tel.: +49 30 762 149 75, E-Mail: info@immobiliya.de) of your decision to withdraw from this contract by an unequivocal statement (e.g. a letter sent by post or an email). You may use the attached model withdrawal form, but it is not obligatory.

To meet the withdrawal deadline, it is sufficient for you to send your communication concerning your exercise of the right of withdrawal before the withdrawal period has expired.

Effects of withdrawal

If you withdraw from this contract, we shall reimburse to you all payments received from you, including the costs of delivery (with the exception of the supplementary costs resulting from your choice of a type of delivery other than the least expensive type of standard delivery offered by us), without undue delay and in any event not later than fourteen days from the day on which we are informed about your decision to withdraw from this contract. We will carry out such reimbursement using the same means of payment as you used for the initial transaction, unless you have expressly agreed otherwise; in any event, you will not incur any fees as a result of such reimbursement.

If you requested to begin the performance of services during the withdrawal period, you shall pay us an amount which is in proportion to what has been provided until you have communicated to us your withdrawal from this contract, in comparison with the full coverage of the contract.

End of cancellation policy

German original

Widerrufsbelehrung

Im Falle eines zustande kommenden Maklervertrages haben Verbraucher das folgende Widerrufsrecht:

Widerrufsrecht

Sie haben das Recht, binnen vierzehn Tagen ohne Angabe von Gründen den Maklervertrag zu widerrufen.

Die Widerrufsfrist beträgt vierzehn Tage ab dem Tag des Vertragsabschlusses.

Um Ihr Widerrufsrecht auszuüben, müssen Sie uns (L&B Immobiliya EuRuS GmbH, Frankfurter Allee 18, 10247 Berlin, Tel.: +49 30 762 149 75, E-Mail: info@immobiliya.de) mittels einer eindeutigen Erklärung (z. B. ein mit der Post versandter Brief oder eine E-Mail) über Ihren Entschluss, diesen Vertrag zu widerrufen, informieren. Sie können dafür das beigefügte Muster-Widerrufsformular verwenden, das jedoch nicht vorgeschrieben ist.

Zur Wahrung der Widerrufsfrist reicht es aus, dass Sie die Mitteilung über die Ausübung des Widerrufsrechts vor Ablauf der Widerrufsfrist absenden.

Folgen des Widerrufs

Wenn Sie diesen Vertrag widerrufen, haben wir Ihnen alle Zahlungen, die wir von Ihnen erhalten haben, einschließlich der Lieferkosten (mit Ausnahme der zusätzlichen Kosten, die sich daraus ergeben, dass Sie eine andere Art der Lieferung als die von uns angebotene, günstigste Standardlieferung gewählt haben), unverzüglich und spätestens binnen vierzehn Tagen ab dem Tag zurückzuzahlen, an dem die Mitteilung über Ihren Widerruf dieses Vertrags bei uns eingegangen ist. Für diese Rückzahlung verwenden wir dasselbe Zahlungsmittel, das Sie bei der ursprünglichen Transaktion eingesetzt haben, es sei denn, mit Ihnen wurde ausdrücklich etwas anderes vereinbart; in keinem Fall werden Ihnen wegen dieser Rückzahlung Entgelte berechnet.

Haben Sie verlangt, dass die Dienstleistungen während der Widerrufsfrist beginnen soll, so haben Sie uns einen angemessenen Betrag zu zahlen, der dem Anteil der bis zu dem Zeitpunkt, zu dem Sie uns von der Ausübung des Widerrufsrechts hinsichtlich dieses Vertrags unterrichten, bereits erbrachten Dienstleistungen im Vergleich zum Gesamtumfang der im Vertrag vorgesehenen

Dienstleistungen entspricht.

Ende der Widerrufsbelehrung

More photos



Image 2



Image 3



Image 4



Image 5



Image 6



Image 7

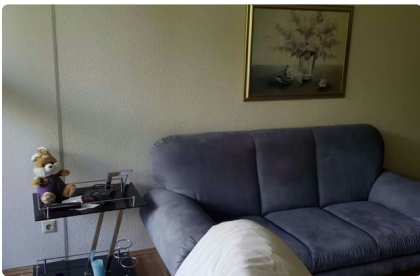


Image 8



Image 9



Image 10

L&B Immobilien EuRuS GmbH · Frankfurter Allee 18 · 10247 Berlin · Ihr Ansprechpartner: Kate Lehmann, Telefon +49 30 76214975, kate.lehmann@immobiliya.de · info@immobiliya.de

Property no. 8757p · As of 22.9.2026 · All information is based on details provided by the owner. Errors and prior sale excepted.