



AKVAMARIN LAKÓPARK

SIÓFOK

akvamarinlakopark.hu



LOCATION

A place for experiences,
a place to unwind.

Aquamarine Residence and its surroundings
are an island of tranquility in a pulsating city.

The public beach is in the immediate vicinity
of the residence, but the vibrant center of the capital
of Lake Balaton is also just a few-minute walk away.
Siófok is the cultural, commercial and tourist center
of the lake, where even in the low season countless
adventure-oriented leisure activities await all ages.

Engage in water sports, discover the region's
gastronomy and enjoy the benefits of the area's
advanced infrastructure.





THE RESIDENCE

At home. In Siófok.

Located on the silver coast of Siófok, Akvamarin Residence was designed for the admirers of Lake Balaton.

Only 50 meters from the public beach, in the embrace of Deák Ferenc Promenade - Csongor Street - Siófoki Street, we offer 7×10 luxury apartments for those who long for dazzling sunrises and serene waves all year round.

Akvamarin Residence stands for modern elegance and is equipped with advanced smart home solutions, heated private pools, elevator staircases and security systems to guarantee a tranquil Balaton experience in all seasons.



APARTMENTS

Compact luxury

On the ground floor and the first floor we offer 4-4 apartments of 48 m², equipped with all modern amenities and covered terraces.

On the top floor there are two 68 m² penthouses. The ground floor apartments have private yards separated by hedges. Each penthouse has a 68 m² roof terrace shaded by a sun sail - a fixed terrace canopy is available on request.

Future owners will enjoy fully mechanized, compact luxury apartments with a separate bedroom, spacious valuable spaces and a covered terrace.

STANDARD

Modern homes designed for practical spaces

(Building A-G, ground floor, apartment 101)

1 Hallway	laminat flooring	6,57 m ²
2 Toilet	ceramic	1,38 m ²
3 Bathroom	ceramic	3,17 m ²
4 Bedroom	laminat flooring	10,75 m ²
5 Kitchen-dining room-living room	laminat flooring	25,88 m ²
		47,75 m²
6 Terrace	gres	16,74 m ²



101

PENTHOUSE

Sky-high, spacious elegance

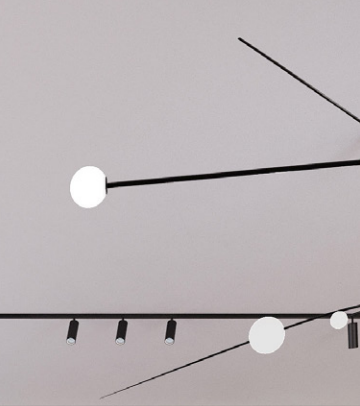
(Building A-G, top floor, apartment 301)

1 Hallway	laminate flooring	7,28 m ²
2 Toilet	ceramic	1,68 m ²
3 Bathroom	ceramic	5,19 m ²
4 Bedroom	laminate flooring	10,30 m ²
5 Children's room	laminate flooring	9,41 m ²
6 Kitchen-dining room-living room	laminate flooring	34,71 m ²
		68,57 m²
7 Terrace	gres	27,89 m ²
8 Green terrace 1.	artificial turf	25,99 m ²
9 Green terrace 2.	artificial turf	13,58 m ²
		67,46 m²



301





Intelligent and sustainable

High-quality, energy-efficient Daikin air-to-water heat pumps and underfloor heating provide warmth in the buildings, and an intelligent, high-performance air conditioning system ensures maximum comfort on hot summer days.

The properties are oriented to the northeast, southeast, northwest and southwest, and some apartments have panoramic views of Lake Balaton.

The high-quality, motorized Schlotterer Venetian blinds provide sun protection, while the interiors receive plenty of natural light.

For the apartments of Akvamarin Residence, we have designed a modern home automation system. In addition to intelligently controlled shading and air conditioning, most smart home features are available for everyday comfort and security.

The properties are handed over with bathrooms, partition walls, laminate flooring and first-class Internorm plastic-aluminum doors and windows, but can optionally be purchased turnkey.



A modern, two-story house with large glass windows and balconies is illuminated from within at dusk. The house features a mix of white and light-colored wood paneling. In the foreground, a dark blue sofa and a light-colored armchair are arranged on a paved area next to a fire pit with a fire. A small soccer goal is visible on the lawn. To the right, a covered outdoor dining area with a table and chairs is partially visible. The scene is set in a lush, green environment with trees and a clear night sky.

COMMON AREAS



We have designed 10-10 parking spaces and the same number of bike racks for each building. Charging stations for electric cars will also be available, as well as SUP stands, swimming pools and playgrounds.

The pools, with their state-of-the-art machinery, sliding pool cover and heat pump technology, ensure perfect water quality and a pleasant water temperature throughout the entire year.

The particularly large common area of the 4-building block will offer a total of 40 apartments a wealth of recreational opportunities in a private setting. In the garden there is a barbecue area, a children's soccer field, a shaded lounge, a climbing wall and a playground for children, a sauna world, sun loungers and a bar.

The communal items are maintained by dedicated staff in each residential block.

Thanks to the camera system installed in Akvamarin Residence, you can keep your home and your loved ones safe at all times.





ARCHITECTURAL OFFICE

“Our houses are sources
of everyday joy.”

The name of the Tóth Project Architectural Office
is a guarantee of quality.

Excellent infrastructure, quiet green areas, culture,
gastronomy and in the spotlight: Lake Balaton.
Siófok has everything for a pleasant life on all days
of the year and for every generation.

Aquamarin Residence was built according to the
concept that the future owners will not only find
excellent vacation homes in the ultra-modern,
cozy apartments but also their forever home.

www.tothproject.hu



SALES

Balázs Murányi

+36 70 240 7050

akvamarin.lakopark@gmail.com

