



KENSINGTON[®]

Finest Properties International



general:

| | | | |
|----------------------------------|-----------------------|----------------------------------|-------------------------|
| object number external: | Kensington_KBO_373 | as from: | 14.01.2025 |
| usage: | habitation | marketing method: | purchase |
| property: | House | construction year: | 2014 |
| place: | 44797 Bochum | living space: | 236,18 m ² |
| Floor space: | 118,11 m ² | Total size of site: | 1.035,00 m ² |
| Number of Rooms: | 6,5 | Number of bedrooms: | 4,0 |
| Number of bathrooms: | 2,0 | Number of sep. bathrooms: | 1,0 |
| number of parking spaces: | 1,0 | Condition: | as new |

prices:

| | | | |
|------------------------|----------------|----------------------|-------------------|
| purchase price: | 1.590.000,00 € | broker's fee: | 3,57% inkl. MwSt. |
|------------------------|----------------|----------------------|-------------------|

energy certificate:

| | | | |
|-----------------------------|-----------------------------|--------------------------------|------------|
| type of energy ID: | BEDARF | expiry date: | 2023-05-23 |
| age group: | 2008 | heating YOC: | 2014 |
| beaconing: | geothermal | primary energy sources: | ERDWAERME |
| final energy demand: | 17.50 kWh/m ² /a | | |

contact person:

| | | | |
|---------------|--------------|----------------|--|
| name: | Tim Jessa | street: | Luisenstr. 15-17 |
| place: | 44787 Bochum | Email: | tim.jessa@kensington-international.com |

Infrastructure:

| | | | |
|-------------------------------------|------|-----------------|------|
| Highway : | 2 km | Bus at : | 1 km |
| Intercity train station at : | 3 km | | |

images

Außenansicht mit Garten



Wohnzimmer



Essbereich



Wohnzimmer



Küche



Flur EG



Schlafzimmer



Kinderzimmer



Kinderzimmer



Badezimmer



Flur OG



Sportzimmer KG



Außenansicht



Erdgeschoss



Obergeschoss



Untergeschoss

