



KENSINGTON[®]

Finest Properties International



general:

| | | | |
|----------------------------------|------------------------------|-----------------------------|----------------------|
| object number external: | Kensington_KBON_372 | as from: | 11.10.2024 |
| usage: | habitation | marketing method: | purchase |
| property: | flat | construction year: | 2021 |
| place: | 53474 Bad Neuenahr-Ahrweiler | living space: | 91,00 m ² |
| Floor space: | 10,00 m ² | Number of Rooms: | 3,0 |
| Number of bedrooms: | 2,0 | Number of bathrooms: | 1,0 |
| number of parking spaces: | 2,0 | Condition: | as new |

prices:

| | | | |
|------------------------|---------------------------------|---------------------|----------|
| purchase price: | 398.000,00 € | house money: | 328,00 € |
| broker's fee: | 3,57 % inkl. der gesetzl. MwSt. | | |

energy certificate:

| | | | |
|--------------------------------|--------|-----------------------------|-----------------------------|
| type of energy ID: | BEDARF | expiry date: | 2031-09-15 |
| age group: | 2014 | heating YOC: | 2021 |
| value class: | C | beaconing: | district heating |
| primary energy sources: | FERN | final energy demand: | 75.50 kWh/m ² /a |

contact person:

| | | | |
|-----------------|-----------------------|---------------|---|
| company: | KENSINGTON Bonn | name: | Roman M. Mainka |
| street: | Bundeskanzlerplatz 2d | place: | 53113 Bonn |
| phone: | 0228 93393533 | Email: | roman.mainka@kensington-international.com |

Infrastructure:

images

Wohn- und Esszimmer



Wohn- und Esszimmer - Einrichtungsbeispiel



Schlafzimmer



Schlafzimmer - Einrichtungsbeispiel



Büro



Büro - Einrichtungsbeispiel



Küche



Badezimmer



Sonnenbalkon



Flur



Haustür



Außenansicht des Wohnquartiers



Grundriss

