



KENSINGTON[®]

Finest Properties International



general:

object number external:	Kensington_KHV_456	as from:	03.01.2025
usage:	habitation	marketing method:	purchase
property:	House	construction year:	2024
place:	30159 Hannover / Mitte	living space:	935,41 m ²
Office space:	122,00 m ²	Total size of site:	314,00 m ²
Number of Rooms:	24,0	Number of bedrooms:	21,0
Number of bathrooms:	21,0	Condition:	as new

prices:

purchase price:	5.500.000,00 €	broker's fee:	4,76% inkl. MwSt.
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energy certificate:

type of energy ID:	BEDARF	expiry date:	2033-09-30
age group:	2014	heating YOC:	2023
beaconing:	district heating	primary energy sources:	FERN
final energy demand:	54.30 kWh/m ² /a		

contact person:

company:	Finest Properties Hannover GmbH	name:	Christopher Grein
street:	Annenstraße 1	place:	30171 Hannover
phone:	01726743140	Email:	christopher.grein@kensington-international.com

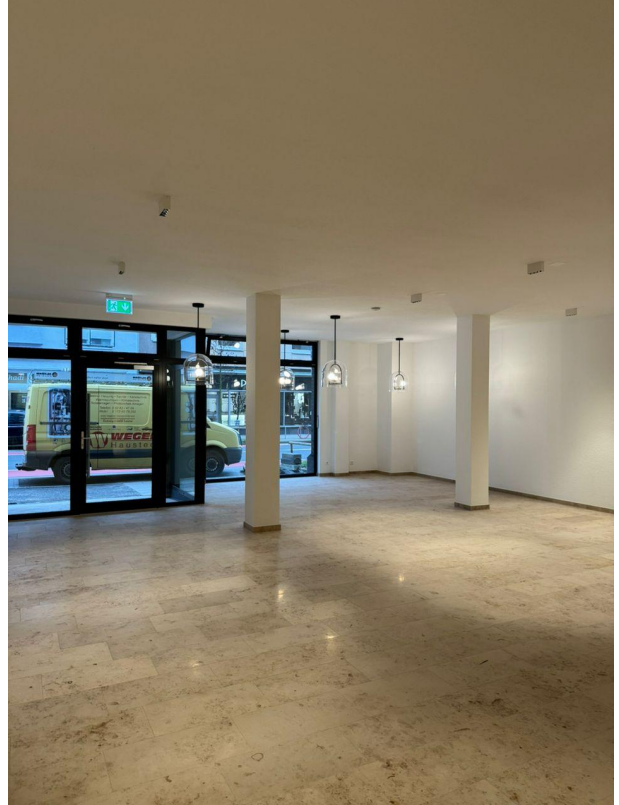
Infrastructure:

images

Front_I



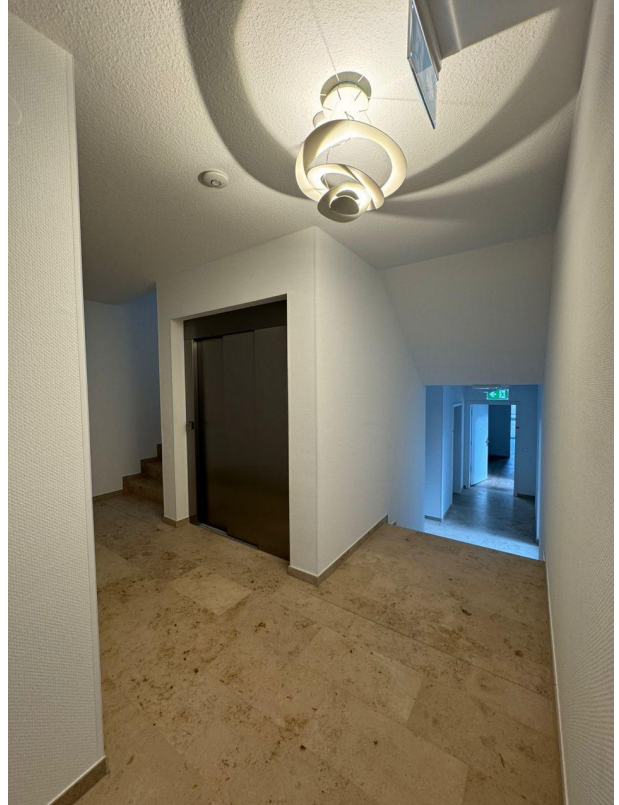
Gewerbe



Aufzug



Treppenhaus



I



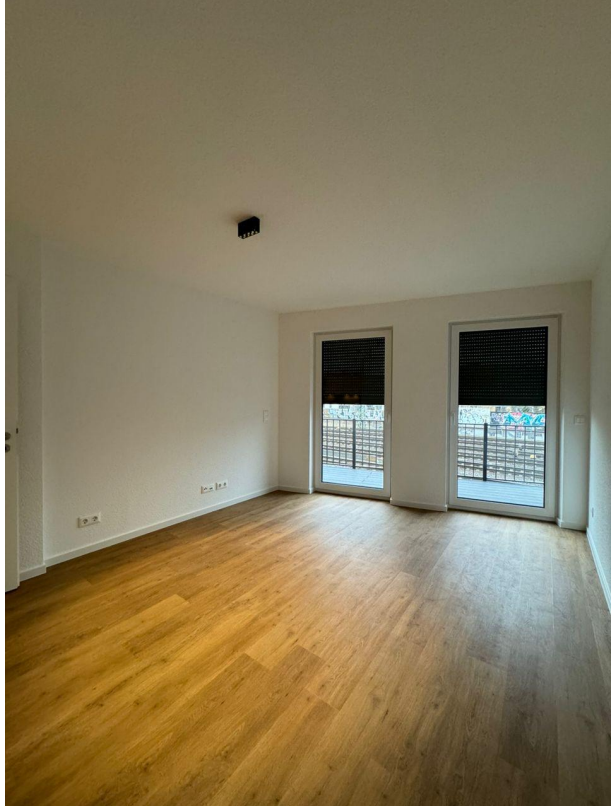
II



III



IV



Bad



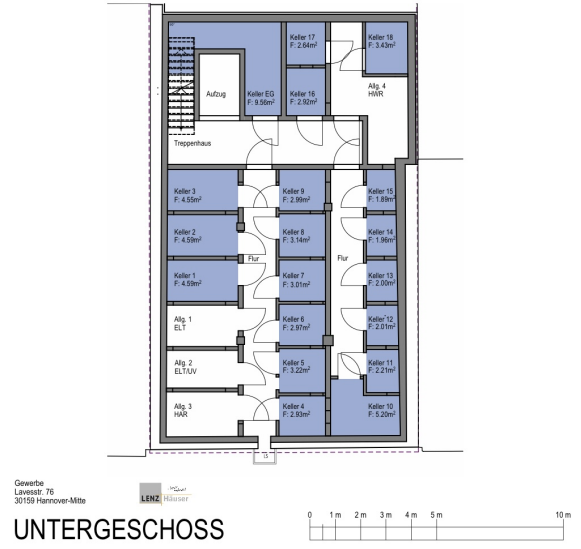
DG_I



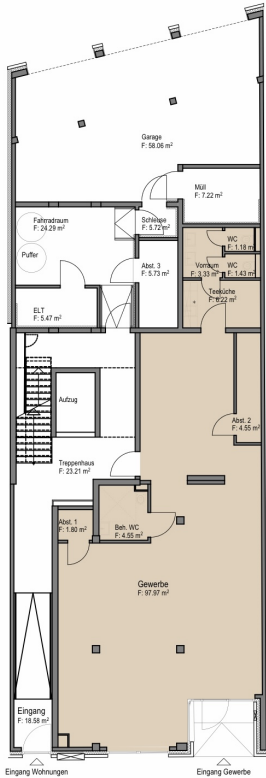
DG_II



Grundriss_UG



Grundriss_EG



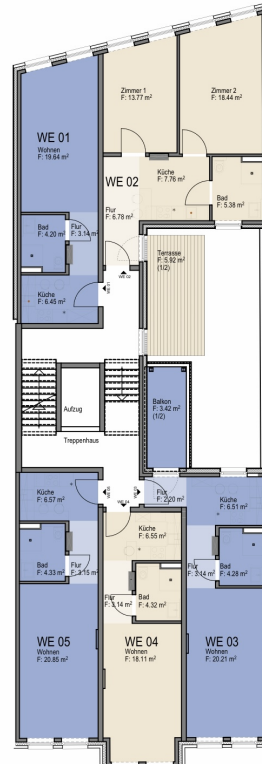
Gewerbe
Levestr. 76
30159 Hannover-Mitte

LENZ Häuser

ERDGESCHOSS
122.64 m² Gesamtfläche



Grundriss_1OG



Gewerbe
Levestr. 76
30159 Hannover-Mitte

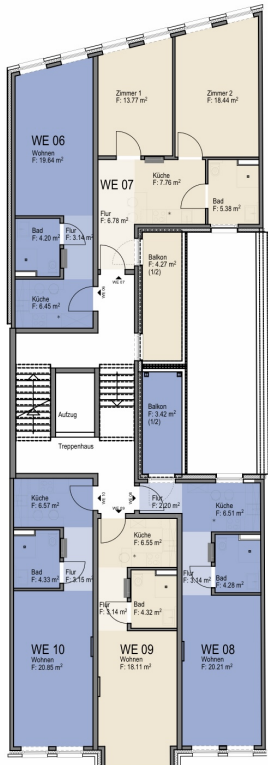
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1. OBERGESCHOSS



WE 01 33.43 m²
WE 02 58.05 m²
WE 03 39.76 m²
WE 04 32.12 m²
WE 05 34.90 m²

Grundriss_2OG

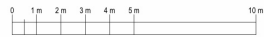


- WE 06 33.43 m²
- WE 07 56.40 m²
- WE 08 39.76 m²
- WE 09 32.12 m²
- WE 10 34.90 m²

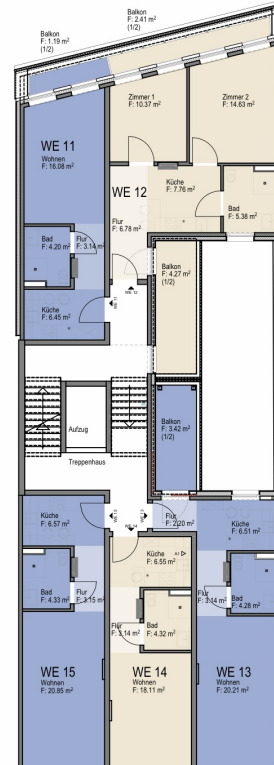
Gewerbe
Lavesstr. 76
30159 Hannover-Mitte

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2. OBERGESCHOSS



Grundriss_3OG

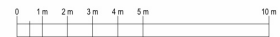


- WE 11 31.06 m²
- WE 12 51.60 m²
- WE 13 39.76 m²
- WE 14 32.12 m²
- WE 15 34.90 m²

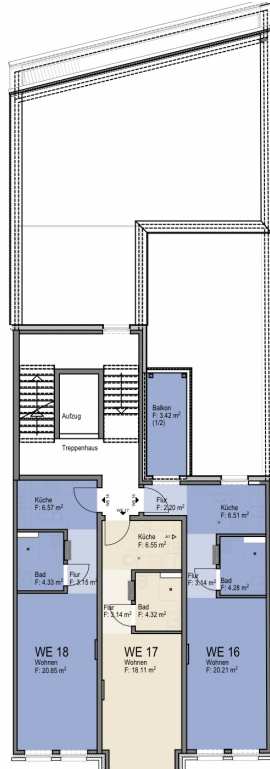
Gewerbe
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3. OBERGESCHOSS



Grundriss_4OG

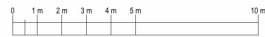


WE 16 39.76 m²
 WE 17 32.12 m²
 WE 18 34.90 m²

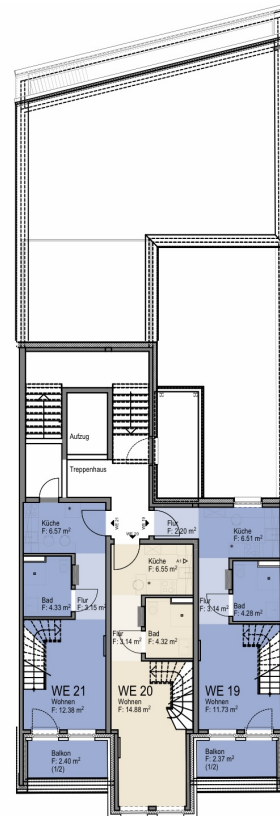
Gewerbe
 Lavesstr. 76
 30159 Hannover-Mitte

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4. OBERGESCHOSS



Grundriss_5OG

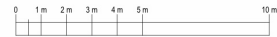


GESAMT MAISONNETTE
 WE 19 41.45 m²
 WE 20 40.60 m²
 WE 21 40.11 m²
 DG
 WE 19 11.22 m²
 WE 20 11.71 m²
 WE 21 11.28 m²
 5.OG
 WE 19 30.23 m²
 WE 20 28.89 m²
 WE 21 28.83 m²

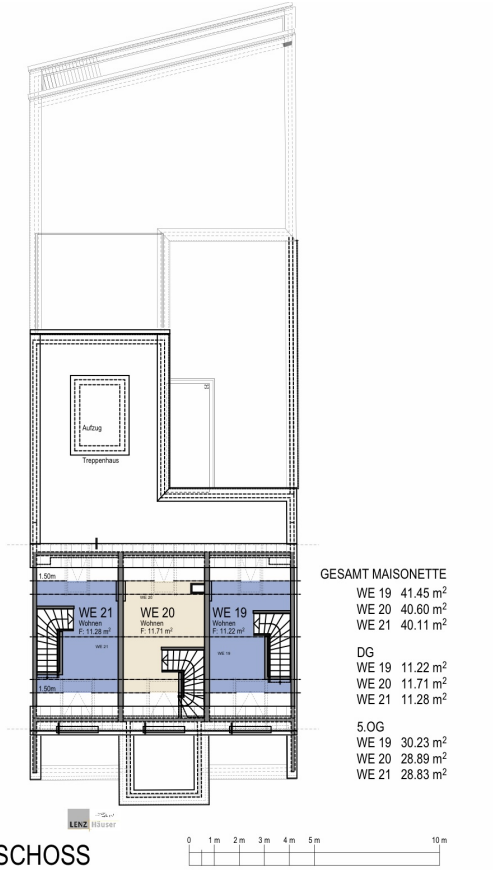
Gewerbe
 Lavesstr. 76
 30159 Hannover-Mitte

LENZ Häuser

5. OBERGESCHOSS



Grundriss_DG



GESAMT MAISONETTE

WE 19 41.45 m²
 WE 20 40.60 m²
 WE 21 40.11 m²

DG
 WE 19 11.22 m²
 WE 20 11.71 m²
 WE 21 11.28 m²

5.OG
 WE 19 30.23 m²
 WE 20 28.89 m²
 WE 21 28.83 m²