



KENSINGTON[®]
Finest Properties International



general:

| | | | |
|--------------------------------|-----------------------|----------------------------------|-------------------|
| object number external: | Kensington_KHV_466 | as from: | 22.02.2025 |
| usage: | habitation | marketing method: | purchase |
| property: | flat | construction year: | 1960 |
| street: | Kastanienallee 45 | place: | 30851 Langenhagen |
| living space: | 87,00 m ² | floor: | 1 |
| Number of Rooms: | 2,0 | Number of bedrooms: | 1,0 |
| Number of bathrooms: | 1,0 | Number of sep. bathrooms: | 1,0 |
| Condition: | part / full renovated | | |

prices:

| | | | |
|------------------------|-------------------|---------------------|----------|
| purchase price: | 234.567,00 € | house money: | 149,00 € |
| broker's fee: | 3,57% inkl. MwSt. | | |

energy certificate:

| | | | |
|-----------------------------|------------------------------|--------------------------------|------------|
| type of energy ID: | BEDARF | expiry date: | 2034-11-13 |
| age group: | 2014 | heating YOC: | 2022 |
| beaconing: | air heat pump | primary energy sources: | LUFTWP |
| final energy demand: | 186.30 kWh/m ² /a | | |

contact person:

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|-----------------|---------------------------------|---------------|--|
| company: | Finest Properties Hannover GmbH | name: | Christopher Grein |
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Infrastructure:

images

Wohnzimmer



Wintergarten_I



Wintergarten_II



Küche_I



Küche_II



Bad_I



Bad_II



Schlafzimmer_I



Schlafzimmer_II



Gäste_WC



Flur_I



Flur_II



Treppenhaus



Draufsicht



Front



Rückseite



Garten_I



Garten_II



Grundriss

