



**KENSINGTON**<sup>®</sup>

Finest Properties International



## general:

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<b>object number external:</b>	Kensington_KHVL_417A	<b>as from:</b>	05.07.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	flat	<b>construction year:</b>	1988
<b>place:</b>	12487 Berlin / Johannisthal	<b>living space:</b>	69,00 m <sup>2</sup>
<b>rentable space:</b>	69,00 m <sup>2</sup>	<b>Number of Rooms:</b>	4,0
<b>Number of bedrooms:</b>	3,0	<b>Number of bathrooms:</b>	1,0
<b>Condition:</b>	groomed		

## prices:

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<b>purchase price:</b>	250.000,00 €	<b>house money:</b>	490,00 €
<b>broker's fee:</b>	3,57% Käufer-Provision inkl. 19% MwSt.		

## energy certificate:

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<b>type of energy ID:</b>	VERBRAUCH	<b>expiry date:</b>	2028-07-25
<b>age group:</b>	2014	<b>heating YOC:</b>	2006
<b>value class:</b>	D	<b>beaconing:</b>	district heating
<b>primary energy sources:</b>	FERN	<b>energy consumption value:</b>	115.30 kWh/m <sup>2</sup> /a

## contact person:

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<b>company:</b>	Finest Properties IMMOEXPERTS GmbH	<b>title:</b>	Geschäftsführer
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## Infrastructure:

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Highway :	1 km	Bus at :	1 km
Intercity train station at :	2 km	Airport at :	19 km

## images

Eingangsbereich zum Wohnhaus



Flur



Flur



Blick zur Küche





Zimmer 1 mit Loggia



Zimmer 1



Zimmer 2



Zimmer



Wannenbad



Zimmer



Zimmer



Zimmer



Spielplatz



Blick zur Loggia



Wohnhaus

