



**KENSINGTON**<sup>®</sup>

Finest Properties International



## general:

<b>object number external:</b>	Kensington_KKOE_431	<b>as from:</b>	26.11.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	plot of land (habitation)	<b>place:</b>	51143 Köln / Porz
<b>Total size of site:</b>	1.538,00 m <sup>2</sup>	<b>buildable after:</b>	development plan

## prices:

**broker's fee:** 3,00% inkl. MwSt

## energy certificate:

<b>type of energy ID:</b>	BEDARF	<b>expiry date:</b>	2033-10-15
<b>age group:</b>	2014	<b>heating YOC:</b>	1956
<b>value class:</b>	H	<b>primary energy sources:</b>	OEL
<b>final energy demand:</b>	304.20 kWh/m <sup>2</sup> /a		

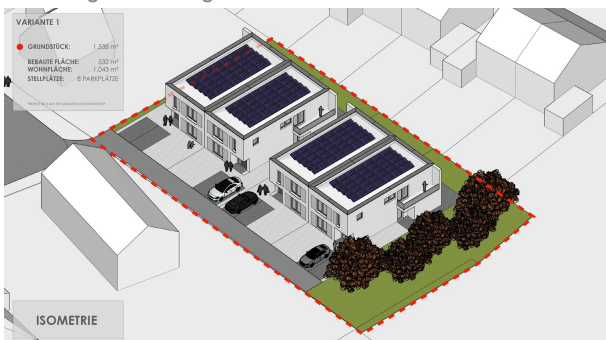
## contact person:

<b>company:</b>	Finest Properties Köln GmbH	<b>name:</b>	Louisa Przygodda
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<b>phone:</b>	+49 170 50667 00	<b>Email:</b>	Louisa.przygodda@kensington-international.com

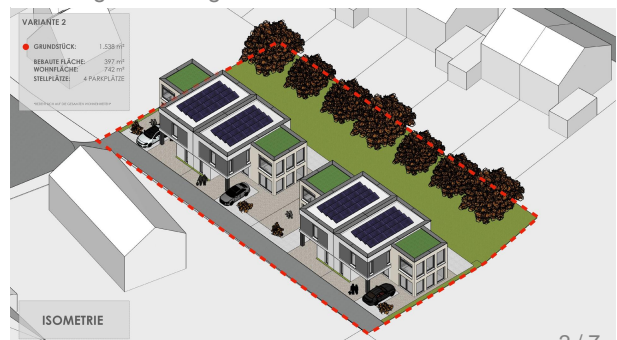
## Infrastructure:

## images

Planungsvorschlag 1



Planungsvorschlag 2



Rückansicht



Vogelperspektive



Frontansicht



Garageneinfahrt



Frontansicht



Rückansicht



Vogelperspektive



Bar



Flur



Wohnzimmer



Durchgang



Durchgang



Arbeitsbereich



Küche



Obergeschoss



Zimmer



Badezimmer



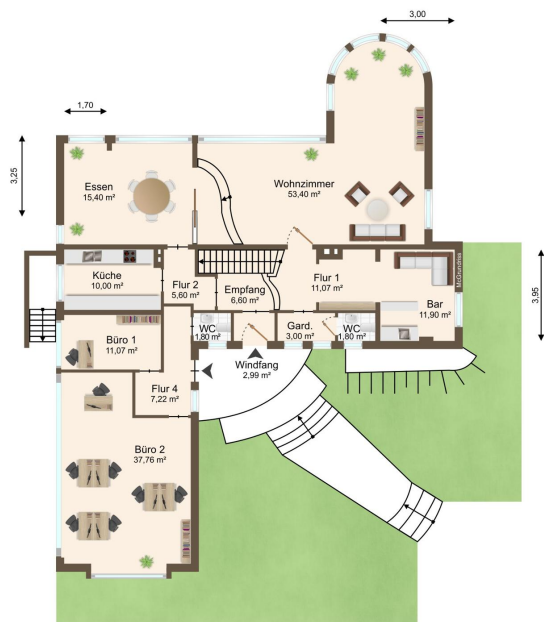
Zimmer



Badezimmer



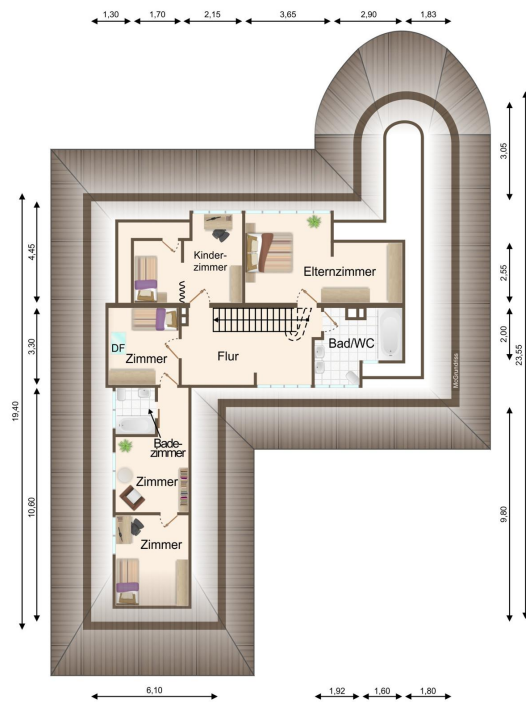
Grundriss EG



Zimmer



Grundriss OG



# Grundriss KG

