



**KENSINGTON**<sup>®</sup>  
Finest Properties International



## general:

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<b>object number external:</b>	Kensington_KMS_351	<b>as from:</b>	16.11.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>construction year:</b>	2016
<b>place:</b>	48231 Warendorf	<b>living space:</b>	81,37 m <sup>2</sup>
<b>Floor space:</b>	110,04 m <sup>2</sup>	<b>Total size of site:</b>	401,00 m <sup>2</sup>
<b>Number of Rooms:</b>	3,0	<b>Number of bedrooms:</b>	2,0
<b>Number of bathrooms:</b>	1,0	<b>Number of sep. bathrooms:</b>	1,0
<b>number of parking spaces:</b>	2,0	<b>Condition:</b>	as new

## prices:

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<b>purchase price:</b>	438.850,00 €	<b>broker's fee:</b>	3,57%
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## energy certificate:

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<b>type of energy ID:</b>	VERBRAUCH	<b>expiry date:</b>	1934-09-23
<b>age group:</b>	2008	<b>heating YOC:</b>	2016
<b>value class:</b>	C	<b>beaconing:</b>	gas
<b>primary energy sources:</b>	FLUESSIGGAS	<b>energy consumption value:</b>	78.80 kWh/m <sup>2</sup> /a

## contact person:

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<b>company:</b>	Solima Immobilien-Marketing GmbH & Co. KG	<b>name:</b>	Roland Füchtenhans
<b>street:</b>	Sassenberger Straße 5	<b>place:</b>	48231 Warendorf
<b>phone:</b>	+49 2581 9 66 55	<b>Email:</b>	muenster@kensington-international.com
<b>www:</b>	www.kensington-muenster.com		

## Infrastructure:

Highway :

15 km

Airport at :

15 km

## images

Wohnen + Küche



Loungebereich



Seeansicht



Nebengebäude



Seeansicht



Frontansicht



Detail



Eingang



Nebengebäude



Seite



Terrasse



Terrasse



**KENSINGTON**  
Finest Properties International

Küche



Loungbereich



Küche



Detail



Wohnen





Wohnen



Wohnen



Detailansicht



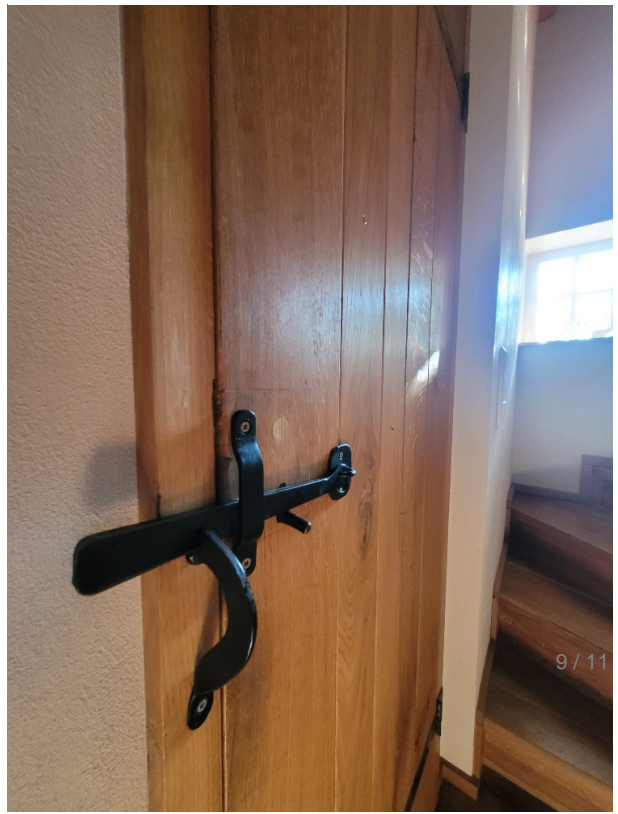
hist. Balken



WC



Detail



Aufgang



**TIPPGEBER  
WERDEN**

Werden Sie KENSINGTON-Tippgeber  
& sichern Sie sich attraktive Prämien!

**KENSINGTON**  
FINANZ PROGRESSIVE INTERNATIONAL

A graphic with a dark green background. On the left, there is a photograph of a person's hands writing on a document with a pen. The text 'TIPPGEBER WERDEN' is written in large, bold, white letters. Below it, in smaller white text, is 'Werden Sie KENSINGTON-Tippgeber & sichern Sie sich attraktive Prämien!'. At the bottom, the KENSINGTON logo is displayed in white, with 'FINANZ PROGRESSIVE INTERNATIONAL' written in smaller letters below it.

Schlafen



Arbeiten



Terrasse



Seesicht



Terrasse



Seesicht



Erdgeschoss

Erdgeschoss



Obergeschoss

Dachgeschoss

