Serimm srl
Via Alfredo Catalani 22 - 55100 Lucca
Phone number +39 0583 494 326

# Apartment for Sale in Vienna
# € 2.995.000
## Ref. PI506



### 128 sq.m | Bathrooms: 2 | Bedrooms: 2 | Rooms: 4

Where communication once was hot on the wire, the impressive listed detached building will be comprehensively renovated and the attic converted to an extraordinary living environment. A total of 39 exclusive city residences are being built on five floors and in the attic. Both in the old building and in the newly constructed attic. Especially unique are the partly two-storey lofts and former state rooms with areas between approx. 220 m² and 500 m² and up to approx. 7 m room height. On the mezzanine floor, an area of approx. 1,250 m² with large and attractive office space is being realised. A concierge in the representative lobby, an in-house wine cellar and personal delivery boxes will be available to the future residents of the building. In addition, comfortable parking is possible in the in-house underground garage (puchase price € 95,000). The Börseplatz is located in the heart of the old city centre, opposite the former stock exchange. Stephansdom, Kärntner Straße, Graben and Kohlmarkt are just a few minutes' walk away. The connection to the public transport with subway, tram and bus is excellent, stops are in the immediate vicinity. TOP 604 - HEART OF THE SUNRISE PENTHOUSE The apartment is located in the attic at the corner Rockhgasse/Hohenstaufengasse and has the following room layout: Anteroom, utility room, living dining area with open kitchen and winter garden, two bedrooms, two bathrooms with shower/toilet. Fantastic room height up to approx. 5.6 m. We would like to point out that our company has been commissioned by the project developer to market this and other projects and that we are therefore obliged to draw attention to the "close economic relationship" resulting from this. The visualisations are examples of furnishings. Planned completion Spring/Summer 2020. EPC: 34,02 kWh/m²

## Property Informations

**Address**: Vienna

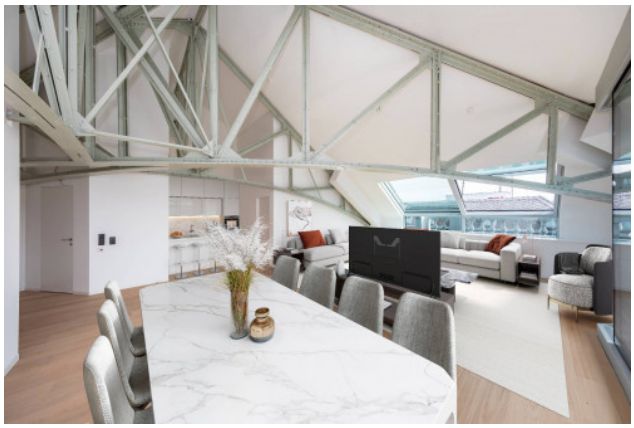
**Postal code**: 1010

**Bedrooms**: 2

**Bathrooms**: 2

**Rooms**: 4

**Lift**: Yes













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