



## A world of luxury, elegance & prestige: Brand-new 4-room penthouse with private lift entrance in Charlottenburg



### Agent Info

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### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 3,382,865.92

### Locatie

Aanbevolen Auto Onderdelen:	Germany
Staat/Regio/Pronvincie:	Land Berlin
Plaats:	Charlottenburg Bezirk
Postcode:	10625
Geplaatst:	13-01-2025

### Omschrijving:

- This stunning 4-room Penthouse is located in one of the most sought-after residential addresses in Charlottenburg and embodies the lifestyle of City West like hardly any other street. Trendy shopping and food concepts give new impulses and enrich the established restaurants and shops. Savignyplatz, a traditional location for Berlin's intellectuals and creative people, is just a few meters away. The Technical University and the University of the Arts are also within walking distance - as is the world-famous Kurfurstendamm. Idyllic squares such as Savignyplatz or fantastic green spaces such as the Tiergarten are in the immediate proximity.

The area also benefits from excellent public transport connections: the S-Bahn station Savignyplatz and the U-Bahn Uhlandstrasse, Wilmersdorfer Strasse and Ernst-Reuter-Platz are just a few minutes' walk away. Alexanderplatz can be reached in just 15 minutes by S-Bahn from Savignyplatz.



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This prestigious modern 4-room Penthouse offers a total floor area of approx. 160m<sup>2</sup> and is located on the 6th floor with private lift entrance of a modern and elegant building.

The floor plan consists of a spacious living room of approx. 48m<sup>2</sup> providing access to a stunning West-facing balcony of approx. 29m<sup>2</sup>, all combined with a fully equipped open kitchen and dining area. This unique floor plan also offers two master bedrooms of approx. 19m<sup>2</sup> provided with their own private en-suite bathrooms & private balconies and finally a third bedroom of approx. 19m<sup>2</sup> with access to a balcony, a toilet and a utility-room.

Our team will be happy to provide you with further information about this unique apartment and to arrange a viewing to this splendid upscale property.

### Additional Information

All information about this property and this real estate project is based on information provided by the seller(s) and/or their representatives. We do not accept any liability for the accuracy or completeness. Error and prior sale can be expected. Some photos and property visualizations are illustrative examples and non-binding. This offer is confidential and is solely intended for its recipient. Any disclosure must be authorized by First Citiz GmbH. This offer includes all units located in the same real estate project for which First Citiz GmbH makes all relevant information available, including units' price lists, floor plans and list of still available units for sale. The recipient of this offer has the obligation to inform First Citiz GmbH of the conclusion of a purchase contract for this property or any other property located in the same real estate project.

### City area

Charlottenburg-Wilmersdorf is the most exclusive district of West Berlin. The area has a rich historical background dating to the 17th century and hosts several monuments like the memorial church and the Charlottenburg castle. The most known landmark in the district is the Kurfürstendamm high street (Ku'damm for Berliners) with numerous shopping centres like KadeWe department store and luxury brand stores. The area has several walking zones with large green stone-paved streets and nice squares like Oliver Platz and Savigny Platz where one can find countless cafe, bars local and international speciality restaurants. The unique cultural scene in the neighbourhood dates back to the golden 20s and hosts numerous art galleries, exhibitions, theatres, museums and Opera venues. upper-class residential district hosts several green areas like Lietzensee lake, Zoologischer Garten, Fennsee Volkspark, and it's close to the nautical lakes' region of Wannsee where West Berliners love to spend their summertime.

Die ungefähre Position der Immobilie auf Google Maps ansehen (Link auf externe Website)

### Features and amenities

Very high-end new apartment near Kurfürstendamm

Prestigious location 2 steps from Savigny Platz with its many restaurants, terraces and cafes



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Charlottebourg's most sought-after residential area

Distinguished architecture by Brenner & Krohm Architects

Noble materials and best German construction quality

Spacious balconies and terraces

Natural wood floors with integrated underfloor heating

Multi-glazed windows from floor to ceiling for more light

Private landscaped garden

Elevators, cellars and basement parkings

Nieuw:	Ja
Gebouwd:	2022

## Algemeen

Slaapkamers:	3
Badkamers:	3
Afgewerkte vierkante meter:	159.76 m <sup>2</sup>
Floor Number:	6

## Room details

Total rooms:	4
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## Building details

Building Amenities:	Elevator
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## Lease terms

Date Available:

## Additionele informatie

Virtual tour URL:	<a href="https://www.youtube.com/watch?v=5Kuz6MKWGQA">https://www.youtube.com/watch?v=5Kuz6MKWGQA</a>
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## Contact information

IMLIX ID:	IX6.554.189
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