



## Vacant 3-room penthouse with two balconies in a Prime Location - Prenzlauer Berg, near Humannplatz



### Informações do Revendedor

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### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 867,921.5

### Localização

Country:	Alemanha
State/Region/Province:	Berlim
Cidade:	Berlim
CEP:	10437
Adicionado:	06/10/2025

### Informação adicional:

The apartment is located in one of the most vibrant areas of Prenzlauer Berg, right next to the Schonhauser Allee S-Bahn station. The neighborhood is well known for its numerous charming cafes, bars, and restaurants that invite you to linger at any time of the day. A variety of shopping options as well as small boutiques can also be found in the immediate vicinity.

Numerous green spaces and parks are also within easy reach: Humannplatz can be reached within a few minutes on foot, and Mauerpark is about a 15-minute walk away.

Public transport connections are excellent: from Schonhauser Allee, both the S-Bahn and U-Bahn take you to Alexanderplatz or Friedrichstrasse in just 10-15 minutes.



This well-maintained apartment is situated in a beautiful period building on the 5th floor. It offers a generous living space of approx. 83 m2 and consists of three large, bright rooms, two balconies with a lovely view, a modern fitted kitchen, and two bathrooms.

For further information about this apartment or to arrange a viewing, our First Citiz Berlin team will be happy to assist you.

## Additional Information

All information about this property is based on information provided by the seller(s) and/or their representatives. This offer is confidential and is solely intended for its recipient. Any disclosure must be authorized by First Citiz GmbH. 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 subject to a brokerage fee payment. Upon the signature of a purchase contract for this property, the brokerage fee in the amount of 3,57% (incl. 19% VAT) of the notarial property sale price, is due by the buyer to First Citiz GmbH.

## City area

Prenzlauer Berg is a very lively and youthful district. Here you can find a wide variety of clubs, bars, and cafes that are mainly frequented by a younger audience. The Kulturbrauerei is an event venue that hosts everything from concerts to festivals. A beautiful highlight in the area is Mauerpark, which invites visitors to take long walks and regularly hosts one of Berlin's largest flea markets. Kastanienallee and the adjoining Schonhauser Allee are trendy streets where shopping opportunities, restaurants, and event spaces line up side by side. Helmholtzplatz is the heart of the Helmholtzkiez. Here you can find various cafes and playgrounds, where families, couples, and tourists alike enjoy spending their time. Architecturally, Prenzlauer Berg is characterized mainly by old buildings. In recent years, real estate in this district has become highly sought-after because Prenzlauer Berg is vibrant and popular with both locals and tourists, making properties there a very good investment.

The displayed property location is approximate

## Features and amenities

Exclusive penthouse in a prime Prenzlauer Berg location, right at Schonhauser Allee S-Bahn station  
Surrounded by cafes, restaurants, bars, boutiques & diverse shopping options  
Green spaces within walking distance: Humannplatz in 2 minutes, Mauerpark approx. 15 minutes  
Excellent public transport connections: Alexanderplatz & Friedrichstrasse in just 10-15 minutes  
Well-maintained building, penthouse on the top floor  
Three bright and spacious rooms  
Two rooftop balconies with panoramic views  
Modern fitted kitchen included  
Two comfortable bathrooms  
Construído: 1900



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## Comum

Quartos de dormir:	2
Banheiro:	2
Pés quadrados acabados:	82.79 m <sup>2</sup>
Floor Number:	5

## Room details

Total rooms:	3
Indoor Features:	Fitted kitchen

## Building details

Building Amenities:	Elevator
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## Lease terms

Date Available:

## Contact information

IMLIX ID: IX7.594.140

