



## Vacant 5-room apartment with sauna and balcony near Kurfurstendamm



### Informações do Revendedor

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### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 1,257,514.59

### Localização

Country:	Alemanha
State/Region/Province:	Berlim
Cidade:	Berlim
CEP:	10787
Adicionado:	24/06/2026

#### Informação adicional:

- Situated in one of Berlin's most desirable central neighbourhoods, this exceptional apartment combines timeless Altbau charm with modern luxury and convenience. Nestled on a quiet, tree-lined street just moments from excellent transport connections, the property offers effortless access to the entire city via nearby U-Bahn, S-Bahn, and bus routes.

The surrounding area is rich in amenities, with a wide selection of boutiques, supermarkets, cafes, and renowned shopping destinations all within easy reach. For leisure and relaxation, expansive green spaces such as Tiergarten are just a short stroll away, providing the perfect escape from city life.

Located on the 4th floor, the apartment boasts five generously sized rooms, offering a wonderful sense of space and flexibility for both living and working. High ceilings, large windows, and an abundance of



natural light create a bright and airy atmosphere throughout.

The property has been maintained in top condition and features beautiful hardwood flooring across all rooms. The modern open-plan kitchen is seamlessly integrated into the living space, making it ideal for entertaining and contemporary living.

A standout feature is the luxurious bathroom, complete with a Jacuzzi tub and private sauna, offering a true wellness retreat at home. A working fire place brings a cosy atmosphere for winter evenings. The balcony enjoys pleasant morning sun, perfect for starting the day in a peaceful and inviting setting.

Set within a classic Altbau building with stunning architectural details, this apartment effortlessly blends historic elegance with modern comfort.

## 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 2,975% (incl. 19% VAT) of the notarial property sale price, is due by the buyer to First Citiz GmbH.

## City area

Schöneberg is a contrasting district, both exuberant and residential, located in West Berlin. It's known for the KaDeWe, the historical luxury department store of Berlin, built at the beginning of the 20th century. The imposing town hall is lined with a square where one is one of the largest open-air markets in Berlin every week. Nearby, the large RudolfWilde Park offers a pleasant walk, with its small baroque chateau located on the lake. Nollendorfplatz is a very lively area with its restaurants, bars and street concerts in summer. There are also many art galleries on Potsdamerstrasse, like Kunstpalais. Schöneberg is well served by public transport, notably thanks to the underground train which some Art Nouveau resorts is worth to be visited. Several well-preserved Art Deco buildings are located in Schöneberg, which cohabit with buildings from the 1950s and luxury new built projects.ater, cabarets, bars ...), like around Akazienstrasse.

## Features and amenities

- Prime central Berlin location with excellent transport links
- Close to shopping, cafes, restaurants, and everyday amenities
- Walking distance to Tiergarten and other green spaces
- 4th floor apartment with five spacious rooms
- Bright, open layout with excellent sense of space
- Large windows and high ceilings typical of Altbau style
- Beautiful hardwood flooring throughout



Modern open-plan kitchen ideal for entertaining  
Luxury bathroom with Jacuzzi tub and private sauna  
Sunny balcony with pleasant morning light  
Working fireplace with classic features  
Well-maintained classic Altbau building with stunning features  
Apartment in top condition - ready to move in  
Construído: 1900

## Comum

Quartos de dormir: 4  
Banheiro: 1  
Pés quadrados acabados: 183 m<sup>2</sup>  
Floor Number: 4

## Room details

Total rooms: 5  
Indoor Features: Fitted kitchen

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX8.626.072

