



## Ready to move: South-Facing 3-room apartment next to Brusseler Kiez Wedding



### Информация об агенте

Название:	Anna
Электронный адрес:	contact@firstcitiz.com
Название компании:	First Citiz Berlin
Страна:	Германия
Experience since:	2014
Тип услуг:	Selling a Property, Buying a Property
Specialties:	Buyer's Agent, Listing Agent, Consulting
Property Type:	Apartments, Houses, Commercial Property
Телефон:	+49 (30) 417-17274
Languages:	English, French, German, Russian
Веб-сайт:	<a href="https://www.firstcitiz.com">https://www.firstcitiz.com</a>

### Детали объявления

Недвижимость:	На продажу
Цена:	USD 677,751.88

### Местоположение

Страна:	Германия
Область:	Берлин
Город:	Берлин
Почтовый индекс:	13347
Добавлено:	23.12.2025

#### Описание:

- This charming and spacious period apartment is located on a quiet side street in the popular Berlin district of Wedding. Situated on the third floor of a well-maintained historic building from 1918, the apartment impresses with high ceilings, classic wooden floorboards, and a bright, light-filled atmosphere.

With three well-proportioned rooms, a separate kitchen, and a generously sized bathroom, the apartment offers versatile living options and is ideal for couples and small families.

The kitchen overlooks the green inner courtyard and creates a very pleasant living atmosphere. A friendly house community completes the overall picture.



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The apartment is well maintained and available for immediate occupancy!

To arrange a viewing or to receive information about property prices in Berlin and the purchasing process in Germany, the First Citiz 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 2,975% (incl. 19% VAT) of the notarial property sale price, is due by the buyer to First Citiz GmbH.

## City area

The apartment is located in a quiet and attractive residential area in the northern part of Berlin's Wedding district, close to the well-known Osramhof. The neighborhood is characterized by classic period buildings along tree-lined streets and offers a lively yet relaxed atmosphere.

All facilities for daily needs, such as supermarkets, cafes, restaurants, pharmacies, doctors, daycare centers, and schools, are located nearby and can be easily reached on foot.

Schillerpark and Volkspark Rehberge offer excellent opportunities for walking, sports, and a wide range of outdoor activities.

Public transport connections are very good: several bus and subway lines provide quick access to Berlin's city center, the main train station, and neighboring districts. By bicycle, the city center can be reached in approximately 10-15 minutes, making this location ideal for urban living with a high quality of life.

The displayed property location is approximate

## Features and amenities

Light flooded home with South facing windows

Historic building in excellent condition

Ready for immediate occupancy

Bright rooms with classic Berlin period charm

High ceilings and original wooden floorboards

Three well-proportioned rooms with a flexible floor plan

Fitted separate kitchen

Basement storage room included

Quiet rear-building location for comfortable living bitte auf deutsch verstandlich ubersetzen

Построен:

1918



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## Общие

Спальни:	2
Ванные комнаты:	1
Готовые кв.м.:	93.04 кв м
Floor Number:	3

## Room details

Total rooms:	3
Indoor Features:	Fitted kitchen

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX8.020.841

