

Unit I	Ground Floor 103,71 sqm 2 Bedrooms 1 Bath + 1 Powder Room Private Terrace Parking Space available
Unit II	Ground Floor 104,48 sqm 2 Bedrooms 1 Bath + 1 Powder Room Private Terrace Parking Space available
Unit III	First Floor 203,81 sqm 3 Bedrooms 2 Baths + 1 Powder Room Private Terrace Private Elevator Parking Space available
Unit IV	Second Floor 203,81 sqm 3 Bedrooms 2 Baths + 1 Powder Room Private Terrace Private Elevator Parking Space available
Unit V	Third Floor 197,69 sqm 3 Bedrooms 2 Baths + 1 Powder Room Private Terrace + Rooftop Garden Private Elevator Parking Space available



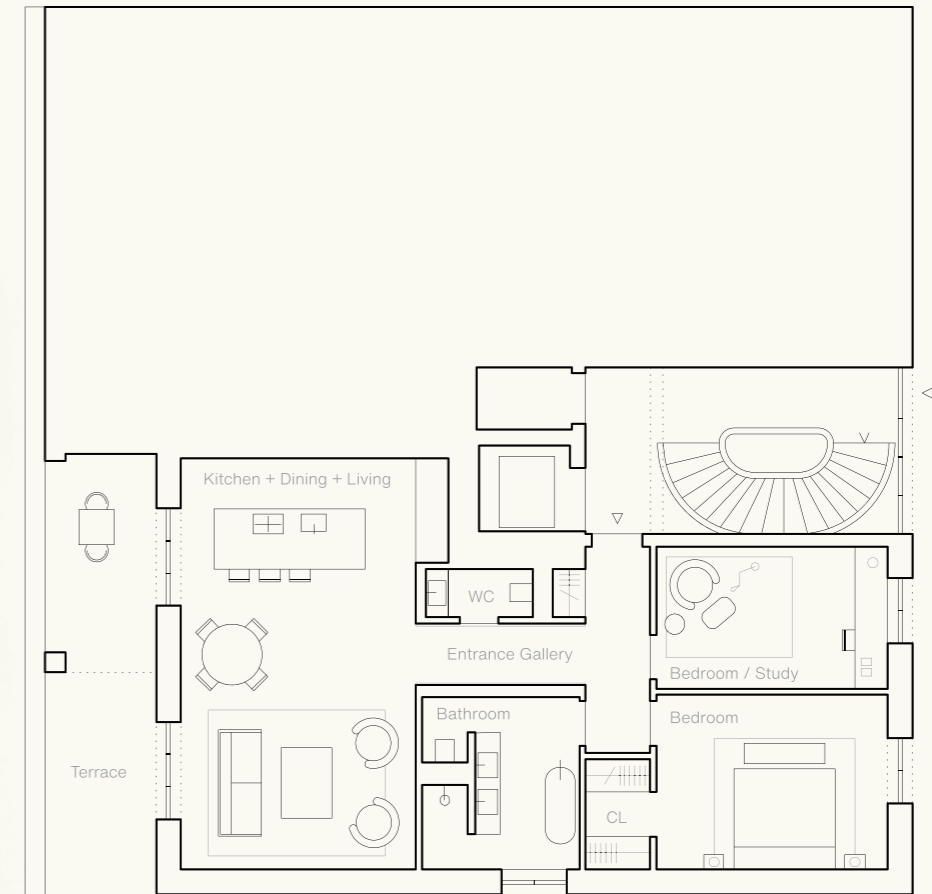
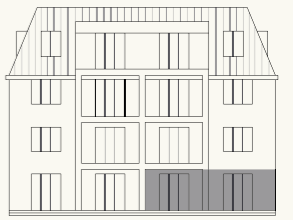
Interior 103,71 sqm

Energy Standard A++  
 Heating Underfloor Heating, Air Heat Pump  
 Security Level RC2, Alarm System via Motion Detectors

Offered Space 2 Bedrooms  
 1 Bath + 1 Powder Room  
 Open Kitchen + Dining Room  
 Living Area  
 Master Bedroom Suite  
 Terrace

Extras Private Storage in Basement  
 Garden with Pool and Tea Pavillon  
 Gym + Sauna  
 Parking Space incl. E-Charging  
 Housekeeping + Laundryservice  
 Cargo-Bike

Area Calculation	Ground Floor	sqm
Entrance Gallery	9,97	
Powder Room	2,02	
Dining + Kitchen + Living	40,17	
Bedroom	16,18	
Study or Bedroom	13,13	
Closet	2,79	
Bathroom	9,95	
Terrace (50%)	9,50	
<b>Total</b>	<b>103,71</b>	



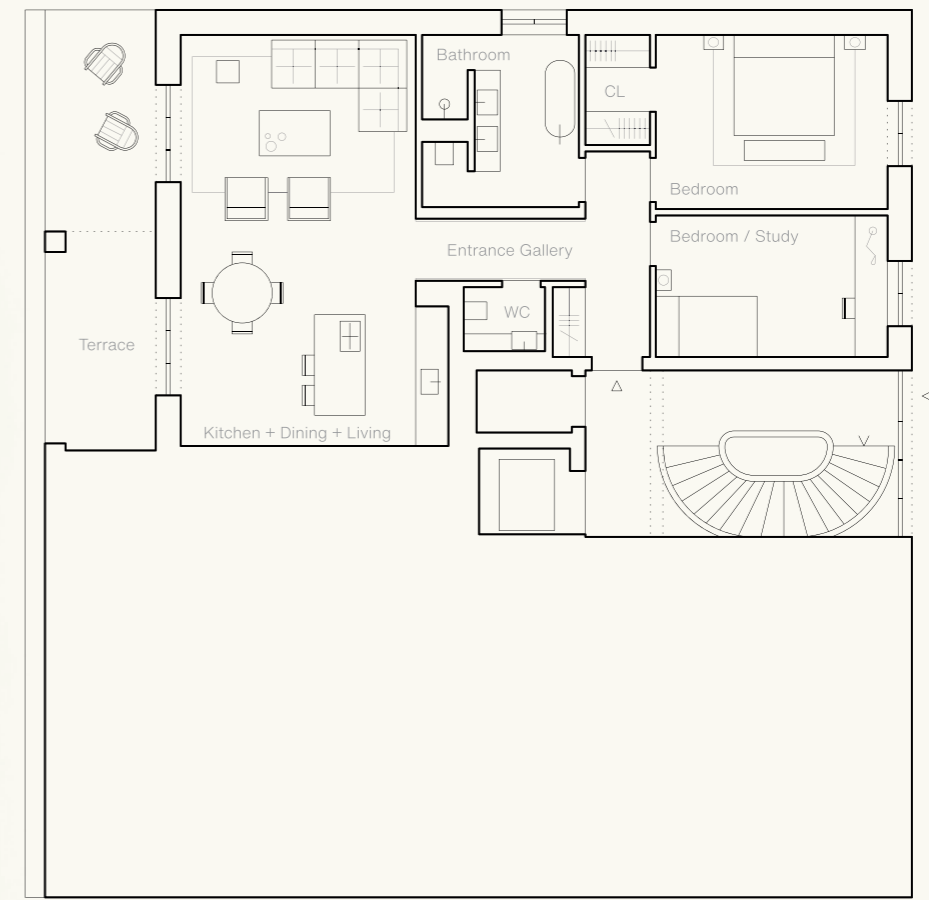
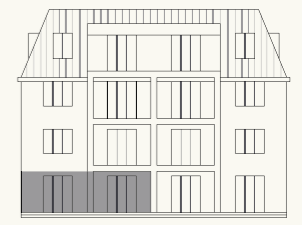
Interior 104,48 sqm

Energy Standard A++  
 Heating Underfloor Heating, Air Heat Pump  
 Security Level RC2, Alarm System via Motion Detectors

Offered Space 2 Bedrooms  
 1 Bath + 1 Powder Room  
 Open Kitchen + Dining Room  
 Living Area  
 Master Bedroom Suite  
 Terrace

Extras Private Storage in Basement  
 Garden with Pool and Tea Pavillon  
 Gym + Sauna  
 Parking Space incl. E-Charging  
 Housekeeping + Laundryservice  
 Cargo-Bike

Area Calculation	Ground Floor	sqm
	Entrance Gallery	10,24
	Powder Room	2,06
	Dining + Kitchen + Living	40,63
	Bedroom	16,18
	Study or Bedroom	13,13
	Closet	2,79
	Bathroom	9,95
	Terrace (50%)	9,50
	<b>Total</b>	<b>104,48</b>



Interior 203,81 sqm

Energy Standard A++  
 Heating Underfloor Heating, Air Heat Pump  
 Security Level RC2, Alarm System via Motion Detectors

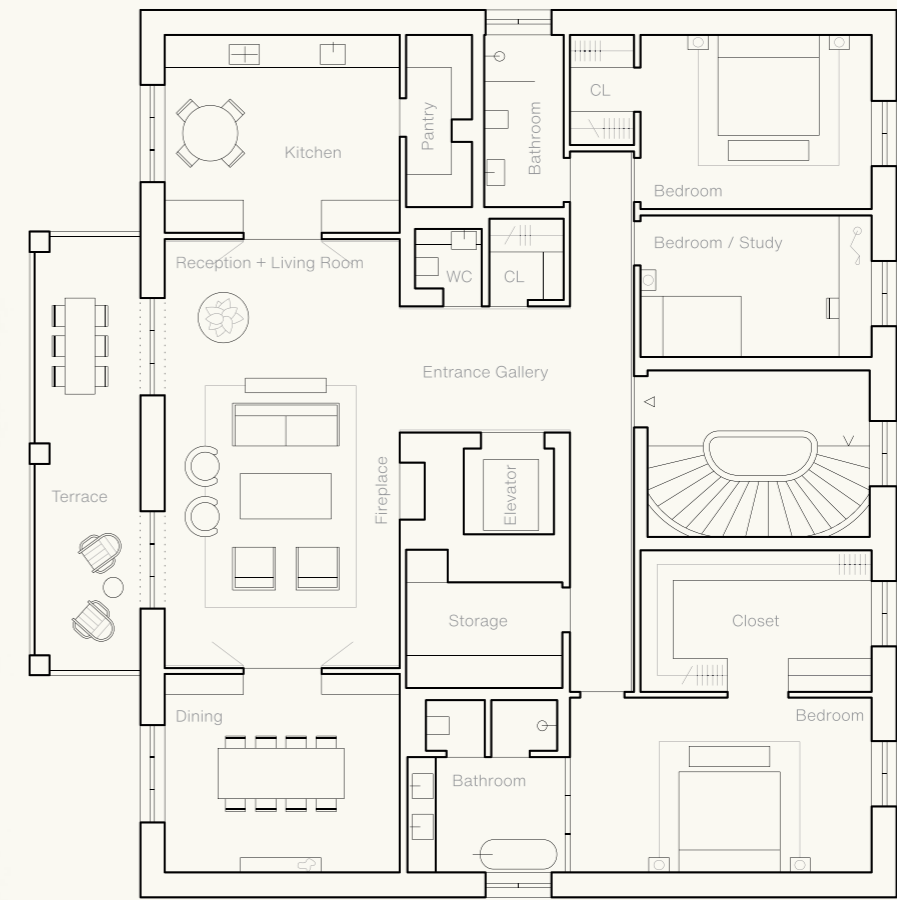
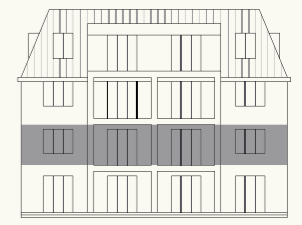
Offered Space

3 Bedrooms  
 2 Baths + 1 Powder Room  
 Reception + Living Room  
 Dining Room  
 Fireplace  
 Master Bedroom Suite  
 Storage + Pantry  
 Private Elevator  
 Terrace

Extras

Private Storage in Basement  
 Garden with Pool and Tea Pavillon  
 Gym + Sauna  
 Parking Space incl. E-Charging  
 Housekeeping + Laundryservice  
 Cargo-Bike

Area Calculation	Ground Floor	sqm
Entrance Gallery	22,13	
Closet	2,37	
Powder Room	1,56	
Storage	7,04	
Study or Bedroom	12,85	
Bedroom	15,90	
Closet	2,79	
Bathroom	5,36	
Bedroom	20,76	
Closet	12,85	
Bathroom	9,86	
Pantry	4,24	
Kitchen	18,34	
Dining	18,34	
Living	40,44	
Terrace (50%)	8,89	
<b>Total</b>	<b>203,81</b>	



Interior 203,81 sqm

Energy Standard A++  
 Heating Underfloor Heating, Air Heat Pump  
 Security Level RC2, Alarm System via Motion Detectors

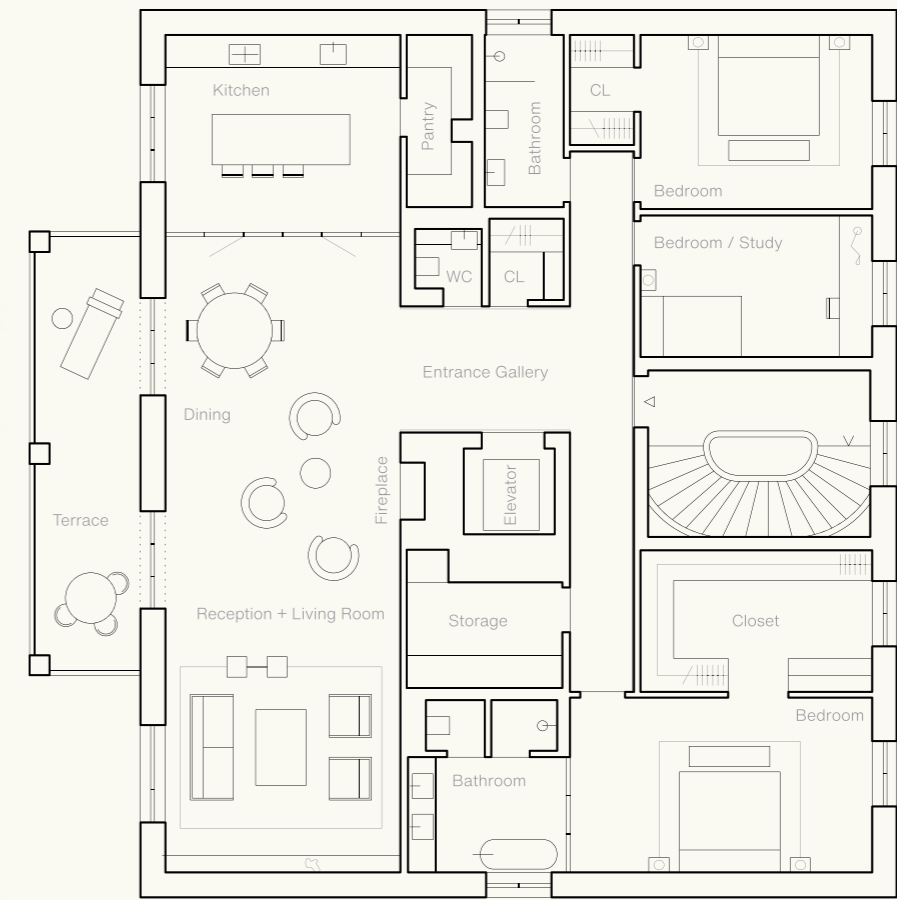
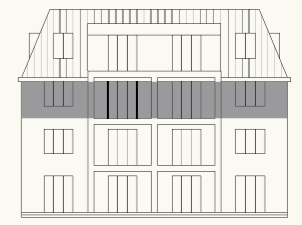
Offered Space

3 Bedrooms  
 2 Baths + 1 Powder Room  
 Reception + Living Room  
 Dining Room  
 Fireplace  
 Master Bedroom Suite  
 Storage + Pantry  
 Private Elevator  
 Terrace

Extras

Private Storage in Basement  
 Garden with Pool and Tea Pavillon  
 Gym + Sauna  
 Parking Space incl. E-Charging  
 Housekeeping + Laundryservice  
 Cargo-Bike

Area Calculation	Ground Floor	sqm
	Entrance Gallery	22,13
	Closet	2,37
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	Bathroom	9,86
	Pantry	4,24
	Kitchen	18,34
	Dining	18,34
	Living	40,44
	Terrace (50%)	8,89
	<b>Total</b>	<b>203,81</b>



Interior 197,69 sqm

Energy Standard A++  
 Heating Underfloor Heating, Air Heat Pump  
 Security Level RC2, Alarm System via Motion Detectors

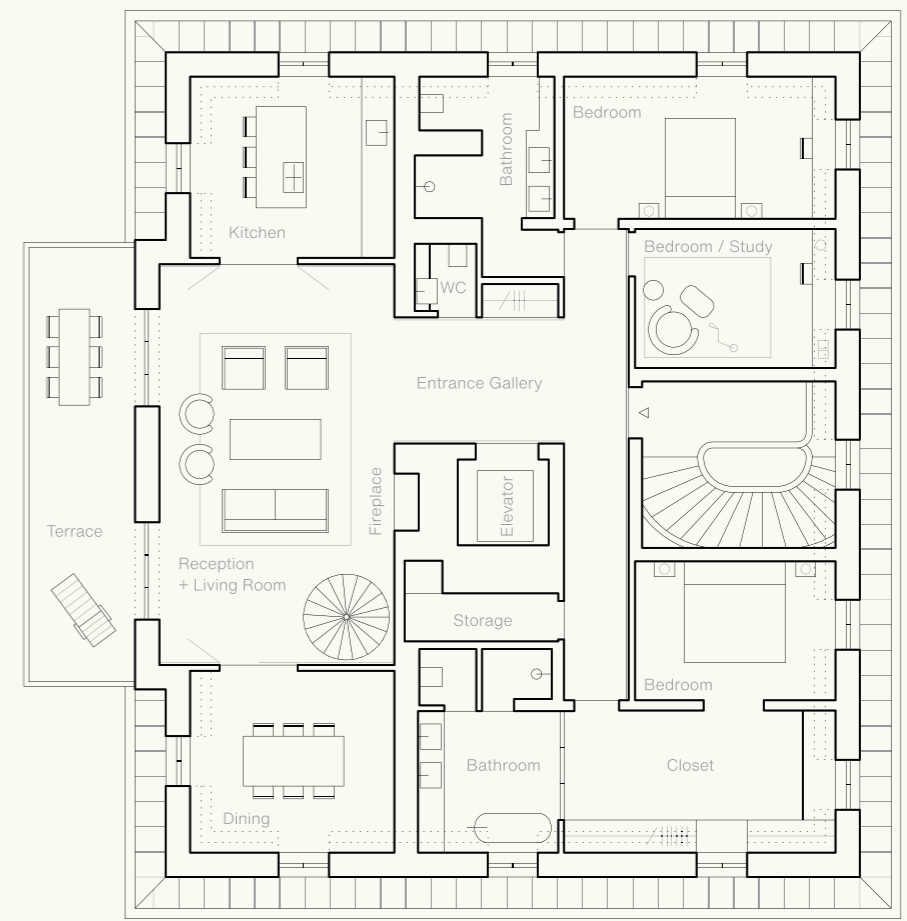
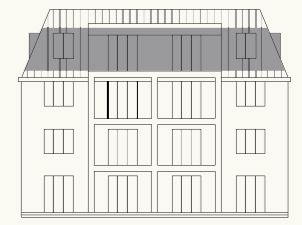
Offered Space

3 Bedrooms  
 2 Baths + 1 Powder Room  
 Reception + Living Room  
 Dining Room  
 Fireplace  
 Master Bedroom Suite  
 Storage  
 Private Elevator  
 Terrace + Rooftop Garden

Extras

Private Storage in Basement  
 Garden with Pool and Tea Pavillon  
 Gym + Sauna  
 Parking Space incl. E-Charging  
 Housekeeping + Laundryservice  
 Cargo-Bike

Area Calculation	Ground Floor	sqm
	Entrance Gallery	21,41
	Closet	3,38
	Powder Room	1,62
	Bedroom	13,94
	Bathroom	8,22
	Study or Bedroom	10,59
	Bedroom	10,59
	Bathroom	10,44
	Closet	13,94
	Kitchen	13,45
	Dining	13,45
	Living	35,57
	Terrace (50%)	9,09
	Roof Terrace (50%)	32,00
	<b>Total</b>	<b>197,69</b>

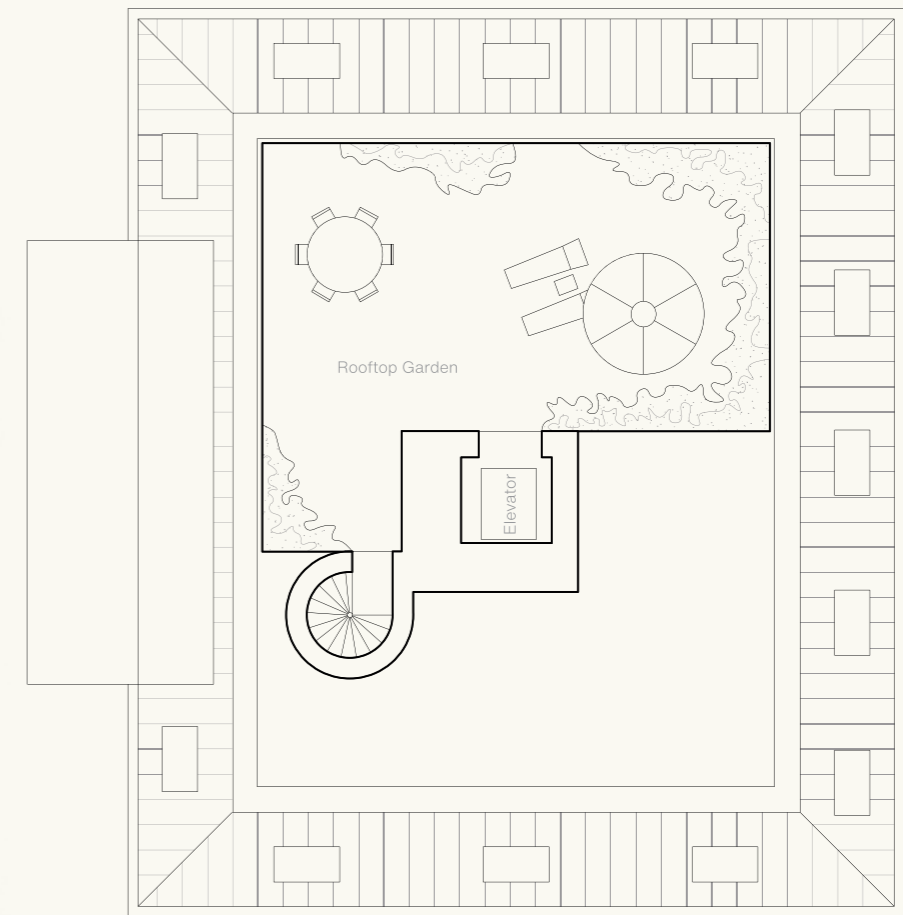
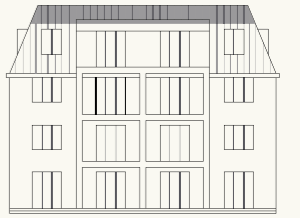


Unit V  
Rooftop Garden

Exterior  
Offered Space

64,00 sqm (100%)  
Access via internal staircase  
and private elevator

0 5m



BASEMENT

Fitness + Spa

Equipped Gym with Courtyard Access  
Spa + Sauna

Parking Space

10 Parking Spaces incl. E-Charging  
partly with extra storage space

Storage

Separate Storage Room for each Unit

