



Over the Rainbow Penthouse

Property no. **2693**

LOCATION

In a prime downtown location, directly at Börseplatz, the former K.K. Telegraph Center has undergone comprehensive revitalization. The historic building, constructed in 1873, served as the headquarters of the Austrian Postal and Telecommunications Service until the mid-1990s.

LAYOUT

The "Over the Rainbow Penthouse" has a size of approximately 439 m², featuring a living area of about 112 m² with a winter garden, a studio of around 102 m², 3 bedrooms, 3 bathrooms, a gallery, a wardrobe, a utility room, and a storage room plus a terrace of approximately 9 m² and a rooftop terrace of about 36 m².

Further assets of this ambitious construction project include the in-house underground parking, high-quality fittings, and a concierge service. A garage space can be purchased for €90,000 or a duplex for €70,000, depending on availability.

The project also features:

- a bicycle and stroller storage room
- a cellar compartment for each unit
- package lockers
- a tasting room/wine cellar
- a children's playroom
- a dedicated, wheelchair-accessible entrance

INFRASTRUCTURE

An excellent infrastructure with very good transport connections and access to public transport rounds off this offer. The city center is within walking distance. The Schottentor subway station (line U2) and the tram stations for lines 1, D, 71, 37, and more are 280 meters away.

INFORMATION

Further penthouses and lofts of various sizes are available in this project.

This exceptional penthouse is ready for interior finishing, allowing the buyer to perfectly implement their own ideas regarding layout and design.

Purchase price upon request.

Commission: 3% + 20% VAT

The above information is based on details and documents provided by the owner and is offered without guarantee on our part.

Please note that there is a close familial or economic relationship between the broker and the client.

The agent acts as a double broker.



Details

■ **Adress** AUT-1010 Wien

■ **Proximity** Börse, Schottenring

■ **Living space** approx. 439 sqm

■ **Patio area** approx. 45 sqm

■ **Room** 6

■ **Bathrooms** 3

■ **WC** 4

■ **Loggia** 2

■ **Purchase price** on request

■ **Commission** 3% des Kaufpreises zzgl. 20% USt.

■ **Obtainable from** sofort

■ **Energy efficiency class** B

■ **Category** Wohnung

Your contact person



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