REGATTA
THE REAL ESTATE COMPANY
SINCE 1993

eRGT52319
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Dorobanti-Capitale

House for Sale

CARACTERISTICS

- **AREA**: Dorobanti-Capitale
- **Usable surface**: 1800 sqm
- **Built surface**: 2300 sqm
- **Land Surface**: 600 sqm
- **Owner**: Physical entity
- **Parking places**: 15
- **Construction year**: 2013
- **Maximum height**: S+D+P+4E
- **Subdivision**: open space
- **No. of Balconies**: 500









Layout

Available surfaces:

Basement: parking storage: 15 cars.

Semi Basement + Ground floor: 700 sqm

1st,2nd Floor : 230 sqm/ floor

Level rd Floor3: panoramic view 360 dgr.
115 sqm + 80 sqm teracce

4th Floor: 90 sqm + 72 sqm teracce

Total building: 1.800 sqm

Land: 600 sqm.

FINISHES/EQUIPMENT

- **Others**: Security, Alarm system, intercall, AC, Elevator, Heating System, Internet and Voice Connection , Parquet, Sandstone, Faience, Insulated Windows , materiale de calitate superioara si finisaje de lux, 2 lifturi de sticla.

DESCRIPTION

Luxurious villa for sale realised in art deco architectural style situated in the heart of the city, in Dorobanti – Capitale, residential exquisite area of Bucharest.

Located at just few minutes walking distance from parks, fancy restaurants and coffee shops, premium open markets and supermarkets, public transport stations, the benefits of safe and exquisite location on one of the most quiet and expensive streets of Bucharest,

surrounded by embassies and private historical monument properties.

This unique property was realised for the most demanding people, only with high quality materials, custom made, brought up especially for the location.

Unique villa - Art Deco stile situated in “Prime Location” area of Bucharest - Dorobanti Capitals, aristocracy area, close to Aviatorilor bvl. and Victoriei Square.
Description:

Unique architecture with top quality materials.
15 cars parking in basement, at semi-basement have professional kitchen with dining-room, offices with natural light, grandfloor with reception, offices, toilets, first 2 floors open space and offices, toilets, at 3th floor 360 dg. open view with glass walls, toilets, at 4th level is an studio apartment with terrace and view over the city.
Panoramic view elevator.

Amenities/ finishing:

All the finishing are customs made it.
- stone floors/stairs
- wood and aluminium windows - Vitrocsa / Internorm Austria
- Cooling and heating - Samsung DVM with fresh air.
- granit and travertin floors
- generator
- UPS system
- BMS system
- acces control system on each floor
- 3 elevators, one from glass
- terraces
- professional equipped kitchen at semi-basement

15,000,000 EUR + VAT	220.80 BITCOIN + VAT	7,509.80 ETHEREUM + VAT

*Receiving this presentation represents your agreement that any negotiation regarding this property to take place through the agency of a Regatta rep