

Amsterdam

# Cannenburg 40

CODE DU BIEN: NL24185490



PRIX D'ACHAT: 1.350.000 EUR • SURFACE HABITABLE: ca. 205 m<sup>2</sup> • PIÈCES: 6

CODE DU BIEN: NL24185490 - 1081 HA Amsterdam

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## En un coup d'œil

CODE DU BIEN	NL24185490
Surface habitable	ca. 205 m <sup>2</sup>
Disponible à partir du	Selon l'arrangement
Pièces	6
Chambres à coucher	5
Année de construction	1969

Prix d'achat	1.350.000 EUR
Type de bien	
Surface de plancher	ca. 0 m <sup>2</sup>

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## Informations énergétiques

Classement  
énergétique

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## La propriété



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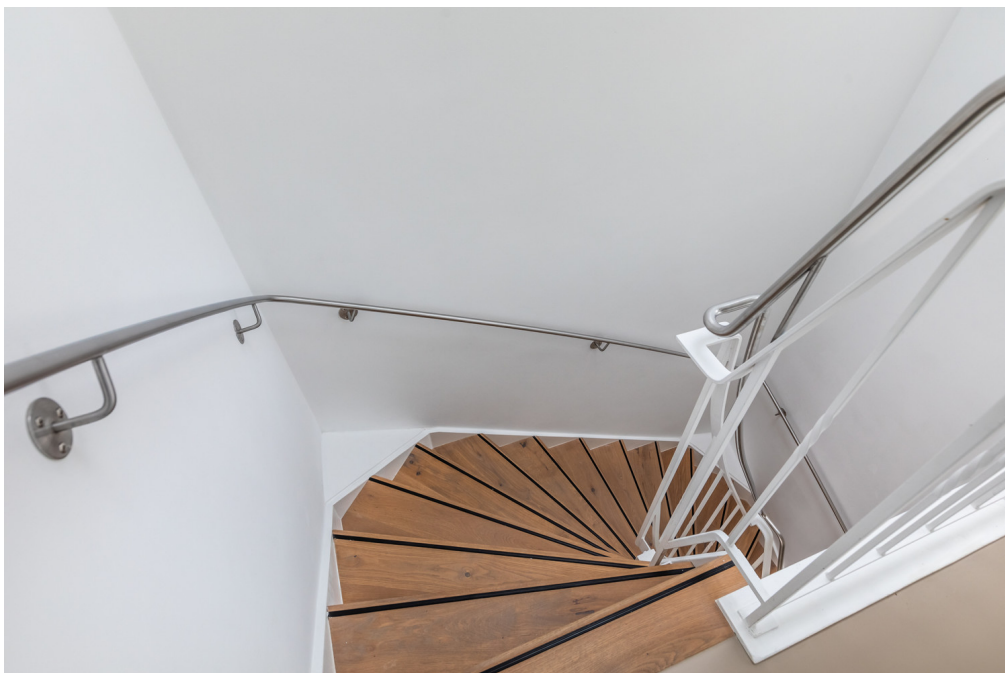
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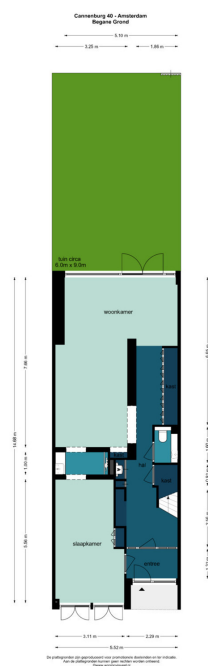
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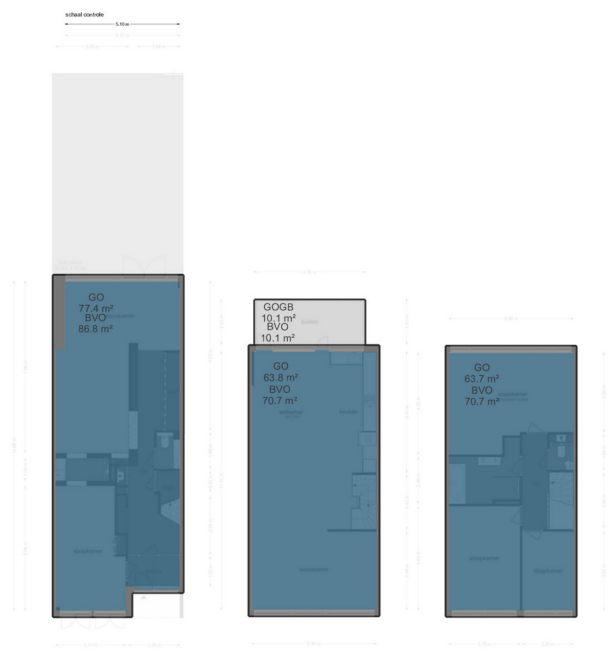
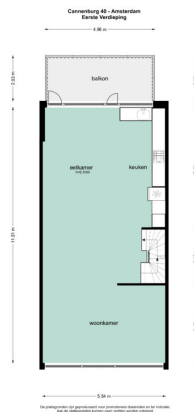
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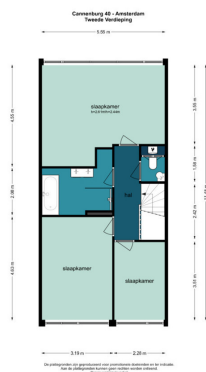
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# La propriété



**CODE DU BIEN: NL24185490 - 1081 HA Amsterdam**

## Une première impression

In a wonderfully quiet courtyard in the green Amsterdam Buitenveldert we offer this perfect family home of 205m<sup>2</sup> with a well-kept garden of 45m<sup>2</sup> and a roof terrace of 10m<sup>2</sup>. The house has been completely renovated and has 5 spacious bedrooms, 2 bathrooms and energy label A.

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## Détails des commodités

### Ground floor

Entrance, tour portal, hallway with meter cupboard, separate toilet with fountain and long wall cupboard with plenty of storage space and connections for the washing machine and dryer. At the front is a spacious bedroom with en suite bathroom with shower and sink.

On the garden side is a spacious multifunctional room that also has access to the bathroom. This space can, for example, serve as a bedroom, office or entertainment room.

On the ground floor - as on the other floors - there is a beautiful cast floor of Zilva floors, which is partly equipped with underfloor heating. The well-kept garden - facing West - of 45m<sup>2</sup> is reached through the double doors at the rear.

### First floor

With the stairs to the first floor. Beautiful and very bright completely open space of approximately 63m<sup>2</sup>. At the rear is the sleek open kitchen with (work) island and built-in appliances and enough space for a large dining table. The rear facade is almost entirely made of glass, resulting in an extremely large amount of natural light. The sliding doors give access to the lovely terrace of 10m<sup>2</sup> (facing West). The front of the room offers enough space to create a spacious seating area.

### Second floor

With the stairs to the second floor. Landing with access to all rooms and a separate toilet. In the middle of the floor is the modern and spacious bathroom with bath, walk-in shower, double sink and second connection for washing and drying machine. At the rear is the spacious master bedroom that offers plenty of space for cupboards. At the front are two well-sized bedrooms. All bedrooms on this floor have air conditioning(!).

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## Tout sur l'emplacement

Buitenveldert is a very child-friendly neighborhood in the Amsterdam-Zuid district. Within walking distance are the Groot Gelderlandplein shopping center, the adjacent Gijsbrecht van Aemstelpark and the Amsterdamse Bos. The house is very conveniently located in relation to the arterial roads (A2/A4/A10), Schiphol, Zuid-As, the center of Amsterdam, Stadshart Amstelveen, the VU, the Amsterdamse Bos, Amstelpark and the RAI WTC. Parking is available directly in front of the door and two parking permits are issued per home. Within a short cycling distance you will find Station Zuid, an important traffic artery with a direct line to Schiphol; bus/tram/metro connections to the center of Amsterdam and Stadshart Amstelveen.

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## Contact

Pour de plus amples informations, veuillez contacter votre personne de contact :

Joan Dik, Marie Christine Lodewijk & Elisabeth van Zijverden

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De Lairesestraat 51 Amsterdam

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