

## An example house 2

single-family house / purchase

### 1. General informations

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#### 1.1. General

Property nr:	B788
Address:	Beispielstraße 654 DE-12345 Berlin Reinickendorf Germany

#### 1.2. prices

purchase price:	413,316.00 EUR
heating costs:	75.00 EUR
price is negotiable:	slightly
agent fee / commission:	3% of the purchase price
agent fee including VAT:	yes
agent fee required:	yes

#### 1.3. measures

residential area:	approx. 214.23 m <sup>2</sup>
kitchen area:	approx. 15 m <sup>2</sup>
number of rooms:	5
number of bathrooms:	2
number of living rooms:	1
number of bedrooms:	1
number of living / bed rooms:	2
number of separate toilets:	2
number of balconies:	1
balcony area:	approx. 21 m <sup>2</sup>
number of terraces:	1
plot area:	approx. 597 m <sup>2</sup>
plot foreside length:	approx. 15 m
garden area:	approx. 478 m <sup>2</sup>
number of guestrooms:	0
number of parking spaces:	1
car parking area:	approx. 16 m <sup>2</sup>
type of car parking space:	carport
attic area:	approx. 36 m <sup>2</sup>

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#### 1.4. features

type of equipment:	exclusive
total number of floors:	2
type of heating:	central heating system, underfloor heating
type of beaconing:	gas
flooring material:	carpet, laminate
kitchen:	american style kitchen
bathroom:	with bathtub, with shower, with window
further rooms:	attic
security technology:	alarm system
applicability:	wheelchair access
barrier-free:	yes
basement:	yes
with an underground level:	yes
garden / -use:	yes
conservatory:	yes
balcony / terrace:	yes
direction balcony / terrace:	west
technics:	DVBT reception, UMTS reception, satellite TV
broadband internet:	DSL 10000
broadband speed:	10,000
glazing:	burglar-proofed glass, double-glazed
furnished:	no
chimney port:	yes
fireplace (type):	brick-built oven
window:	wood
interior shutters:	yes
exterior shutters:	wood
interior shutters (type):	wood
doors (outside):	glass panel, wood
doors (inside):	wood
roof shape:	flat roof
sauna:	yes
swimming pool:	yes
stock of trees:	yes
permission to cut down trees:	yes

### 1.5. condition

age:	new building
type of condition:	well tended

### 1.6. surroundings

next town:	Berlin
zone:	suburbs
location:	forestal area, unobstructable
view:	distant view
distance to bus station:	approx. 2 km
distance to main-line station:	approx. 15 km
distance to local train station (underground/innercity train):	approx. 5 km
distance to airport:	approx. 55 km
distance to motorway:	approx. 7 km
distance to city centre:	approx. 45 km
distance to high school:	approx. 3 km
distance to sports facilities:	approx. 1.5 km

### 1.7. administration

type of use:	investment, residence
rented:	no
rooms modifiable:	partially
suitable as holiday property:	yes
under monumental protection:	no

### 1.8. energy certificate

energy certificate available:	yes
energy efficiency category:	B
created at:	Apr 1, 2018
expires on:	Mar 31, 2021
type of certificate:	by consumption
total consumption value:	approx. 456 kWh/(m <sup>2</sup> a)
electricity consumption value:	approx. 12 kWh/(m <sup>2</sup> a)
heating consumption value:	approx. 78 kWh/(m <sup>2</sup> a)
consumption including hot water:	yes

### **1.9. detailed description**

what they are. I do not read a lot of newspapers, but I've heard many situations. First, we did not play offensively. There is no German team playing offensive and the name offensively like Bayern.

Last game we had in third place: Elber, Jancka and then Zickler. We must not forget kids. Zickler is a bit more, Mehmet anyway more Basler. Is clear these words, is possible to understand what I said? Thank you. Offensive, offensive is how do we make in place.

Second: I explained with these two players: after Dortmund may need halftime break. I also saw other teams in Europe after this Wednesday. I have also seen the training for two days. A coach is not an idiot! A coach is to see what happens in space. In this game there were two, three of these players were weak like a bottle empty! Did you see Wednesday, which team played Wednesday? Has Mehmet played or played Basler or has Trapattoni played?

### **1.10. location description**

A wonderful merriment has taken my whole soul, like the sweet spring morning, which I enjoy with all my heart. I am alone and rejoicing in my life in this area created for such souls as mine. I am so happy, my best, so absorbed in the feeling of peaceful existence that my art suffers.

I could not draw now, not a line, and I've never been a bigger painter than in those moments.

### **1.11. feature description**

Also, there is no one who loves, seeks, or desires the pain itself, only because it is pain, unless it comes to random circumstances in which pain and pain can give him great pleasure. To take a trivial example, who of us ever undergoes strenuous exercise except to take advantage of it?

But who has any right to blame a person who makes the decision to enjoy a pleasure that has no unpleasant consequences, or one that avoids pain that does not entail any resulting pleasure? Also, there is no one who loves, seeks, or desires the pain itself, only because it is pain, unless it comes to random circumstances in which pain and pain can give him great pleasure.

### **1.12. pricing description**

He heard soft footsteps behind him. That did not mean anything good. Who would follow him, late at night and in this narrow alley in the middle of the ill-famed waterfront? Especially now that he had turned the thing of his life and wanted to disappear with the booty!

### **1.13. details about agency fee**

The same old lyre everywhere. The layout is finished, the text is slow in coming. So that the layout does not stand naked in the room and looks small and empty, I jump in: the blind text. Created exactly for this purpose, always in the shadow of my big brother "Lorem Ipsum," I rejoice every time you read a few lines.

### **1.14. further information**

Two swift boxers chase the lively Eva and her pug through Sylt. Franz hunts in completely dilapidated taxi across Bavaria. Twelve boxing fighters hunt Viktor across the great Sylt dyke. Bird Quax pinches Johnny's horse Bim. Sylvia dares quick Jux at Pforzheim. Polygonal, Mäxchen's birds ate beets, yoghurt and quark. "Fix, Schwyz!

## 2. Gallery





### 3. floorplan





## 4. Web links

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### 4.1. Example video at YouTube

[www.youtube.com/watch?v=4rb8aOzy9t4](http://www.youtube.com/watch?v=4rb8aOzy9t4)

### 4.2. Another example video at YouTube

[www.youtube.com/watch?v=SNAZGy7JStQ](http://www.youtube.com/watch?v=SNAZGy7JStQ)

### 4.3. Example of an external link

[openestate.org](http://openestate.org)

## 5. Agency

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### 5.1. The offer is managed by

**Company:**

Mustermann Immobilien GmbH

**Address:**

Beispielstraße 123  
DE-12345 Berlin  
Deutschland

### 5.2. Your contact person

**Name:**

Max Mustermann

**Phone:**

030/123456

**E-mail:**

test@test.de