

**Absolute rarity in the Palais Hansen: Exclusive penthouse
in prime location!**



Objektnummer: 61434

Eine Immobilie von Adonia Immobilien GmbH

Zahlen, Daten, Fakten

Art:	Wohnung - Maisonette
Land:	Österreich
PLZ/Ort:	1010 Wien
Zustand:	Erstbezug
Möbliert:	Voll
Alter:	Neubau
Wohnfläche:	253,00 m²
Zimmer:	3
Bäder:	2
Terrassen:	2
Heizwärmebedarf:	44,00 kWh / m² * a
Kaufpreis:	8.499.000,00 €
Betriebskosten:	1.064,20 €
USt.:	106,42 €
Provisionsangabe:	

3% des Kaufpreises zzgl. 20% USt.

Ihr Ansprechpartner



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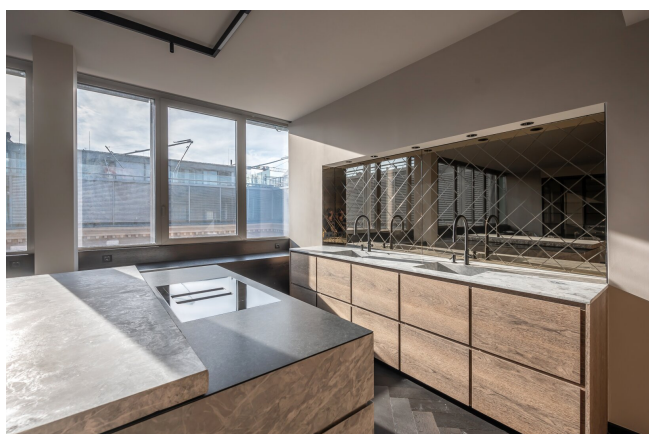
















Objektbeschreibung

Representative Penthouse at Palais Hansen Kempinski, 1010 Vienna

The **Palais Hansen** was built between 1869 and 1873 in the **Neo-Renaissance style**, designed by Theophil Hansen. Originally conceived as a hotel, it served as an official building for over 56 years from 1941 onwards. Today, this **listed landmark** has been home to the **luxury Hotel Kempinski** since 2013.

This **prestigious penthouse** spans three levels and offers an exceptional living experience in one of Vienna's most sought-after locations.

Layout

1st Level

- Spacious entrance hall
- Generous living area with terrace
- Elegant open-plan kitchen and dining area

2nd Level

- Gallery with access to a terrace and **breathtaking views**

3rd Level

- Two bedrooms, each with **en-suite bathroom** and **walk-in dressing room**

Features & Amenities

Furnishings and fittings are of the **highest quality**, including:

- Exclusive custom-made interiors
- High-end designer kitchen

- Elegant bathroom fittings
- Alarm system
- And much more

Highlights

- Full access to the **five-star services and facilities** of Hotel Kempinski
- Only 16 private residences within the building
- Private underground garage with direct lift access

Location & Connectivity

- **Metro:** U2 & U4 Schottenring / Schottentor (approx. 2–5 minutes on foot)
- **Tram lines:** 1, 71, D (approx. 3 minutes on foot)
- **Stephansplatz / Vienna City Center:** approx. 10 minutes on foot

Contact

For further details or to arrange a private viewing, please do not hesitate to get in touch.

To arrange a viewing appointment, please send us an email request!

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Infrastruktur / Entfernungen

Gesundheit

Arzt <500m
Apotheke <500m
Klinik <500m
Krankenhaus <1.000m

Kinder & Schulen

Schule <500m
Kindergarten <500m
Universität <500m
Höhere Schule <1.000m

Nahversorgung

Supermarkt <500m
Bäckerei <500m
Einkaufszentrum <2.000m

Sonstige

Geldautomat <500m
Bank <500m
Post <500m
Polizei <500m

Verkehr

Bus <500m
U-Bahn <500m
Straßenbahn <500m
Bahnhof <500m
Autobahnanschluss <3.000m

Angaben Entfernung Luftlinie / Quelle: OpenStreetMap