



Sneeuwbalstraat 150
2565 WG Den Haag

€ 575.000 k.k.

Price	€ 575.000 k.k.
Homeowners association costs	€ 60
Status	Available
Acceptance	Directly
Apartment type	Mezzanine, apartment
Bottom floor	1
Build type	Existing
Year of construction	1922
Maintenance inside	Excellent
Maintenance outside	Excellent
Location	Near quiet road, in residential area
Living surface	91m ²
Volume	370m ³
Rooms	4
Bedrooms	3
Bathrooms	1
Floors	1
Facilities	Mechanical ventilation, cable tv, glass fiber, natural ventilation
Energy label	A
Isolation	Wall insulation, floor insulation, insulated glazing, fully isolated, hr-glass
Hot water	Central heating
Heating	Central heating
Furnace	Hr remeha avanta ace (2025, combined furnace, owned)
Balcony	Yes

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Sneeuwbalstraat 150, The Hague – Bomenbuurt

Truly beautifully renovated and excellently reconfigured, this unique 4-room apartment features a spacious balcony facing the sunny south. Located in the most beautiful part of Sneeuwbalstraat, with a lovely, unobstructed view over a charming little park. During the renovation, the property was fully insulated, both acoustically and thermally, resulting in an Energy Label A!

The apartment has been renovated with great taste and the use of high-quality materials (TURN KEY) and, thanks to its open positioning, offers beautiful natural light and fantastic, unobstructed views. The entire apartment is equipped with underfloor heating and a stylish Hungarian point wooden floor.

The location is ideal, situated between the beach and the center of The Hague, with good parking options for visitors, excellent public transport connections, and close to popular shopping streets like Frederik Hendriklaan and the beloved Fahrenheitstraat.

Layout:

Communal staircase to the first floor.

Entrance to the apartment. Custom-made black steel doors, an impressive 280 cm in height, provide access to the generous living and dining area with an extraordinary ceiling height of 3.10 meters – a combination that enhances the exceptional sense of space and grandeur.

Luxurious open kitchen with a large cooking island and bar, fully equipped with high-end built-in appliances, including an integrated boiling water tap, induction cooktop with integrated ventilation, combi oven, wine climate cabinet, dishwasher, fridge/freezer combination, and a composite countertop. From the kitchen, there is access to the sunny south-facing balcony through double doors. The living room features decorative moldings and ambient wall lighting, offering an unobstructed view of the park.

Master bedroom at the rear, with access to the balcony and located next to the bathroom. The very luxurious bathroom is equipped with a bathtub, spacious walk-in shower with a rain shower and handheld shower, high-end built-in taps, and a beautifully custom-made vanity unit.

Second bedroom, also at the rear, ideal as a guest room, office, or walk-in closet.

Third bedroom of a good size, located at the front, with access to its own balcony facing the evening sun.

Special features:

- Fully completed in 2025 after a high-quality renovation;
- Prime location in the beloved Bomenbuurt;
- Unobstructed front view;
- Living area approx. 91 m² (see floor plans);
- A remarkable ceiling height of 3.10 meters;
- High-quality tiling and beautiful wooden floor;
- Fully insulated, including Fermacell subfloors;
- Active and healthy HOA, monthly contribution approx. €60;
- Professionally managed HOA via Totaal VVE Beheer;
- All doors are raised to 260 cm, creating a sense of space;
- Entirely new electrical system;
- Luxurious kitchen and bathroom;
- Perpetual leasehold, buyout only €6,489;
- Leasehold canon at 0.9% until 01-01-2027, reviewed every 5 years;
- Immediate availability – TURN KEY;

This unique and stylish apartment in a prime location is truly worth a viewing!

















