RESIDENCE
MAKELAARS

FOR SALE



Symonszstraat 43
2584 CW Den Haag

€ 1.795.000 k.k.

Residence makelaars

Banstraat 1

2517 GH Den Haag

070 2400 213

info@residencemakelaars.com

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FEATURES

Price	€ 1.795.000 k.k.
Decoration	Fully furnished, partly furnished
Homeowners association costs	€ 174
Status	Available
Acceptance	Directly
Apartment type	Upper floor apartment, double upstairs house
Bottom floor	2
Build type	Existing
Year of construction	1900
Maintenance inside	Excellent
Maintenance outside	Excellent
Location	In residental area
Particulars	Protected town view
Living surface	195m^2
Volume	693m^3
Rooms	7
Bedrooms	5
Bathrooms	2
Floors	2
Facilities	Mechanical ventilation, alarm, cable tv, air conditioning, smoke duct
Energy label	A
Isolation	Roof insulation, wall insulation, floor insulation, insulated glazing, hr-glass
Hot water	Central heating
Heating	Central heating
Furnace	Hr ketel (combined furnace, owned)
Shed	Indoor
Garage type	Indoor
Capacity	1
Sizes	16m^2, 250×650

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DESCRIPTION

EXCLUSIVE DESIGNER LOFT BY OSIRIS HERTMAN | ARCHITECTURE, LUXURY AND WELLNESS WITHIN WALKING DISTANCE OF THE SEA

An exceptional designer loft on the edge of Van Stolkpark, where architecture, exquisite bespoke craftsmanship and exclusive living comfort come together.

Just approximately 900 metres from the beach, this distinctive loft offers approximately 195 m^2 of living space. Completely renovated in 2021, it was transformed into an exclusive living concept designed by renowned architect and designer Osiris Hertman.

The result is a home with a signature style all its own. Generous open living spaces, uninterrupted sightlines, natural materials, refined lighting and exceptional bespoke detailing combine to create a harmonious, timeless interior.

The architectural quality of this home has not gone unnoticed. Its interior has featured in various architecture and design publications, as well as books on interior architecture and design.

A home distinguished by far more than its location and floor area: this is a fully designed living environment in which aesthetics and everyday comfort enhance one another.

OPEN LOFT LIVING AT ITS FINEST

The spacious main living floor forms the heart of the home. Its open layout, uninterrupted sightlines and abundant natural light create an exceptional sense of space and tranquillity.

The living room, with its atmospheric gas fireplace, integrated bespoke fittings and double doors opening onto the terrace, flows seamlessly into the dining area and exclusive kitchen.

At the centre of this space is the fully bespoke Eginstill kitchen, a statement of refined design and craftsmanship. It is equipped with premium appliances, including a BORA hob, Quooker tap, wine climate cabinet, combination oven, fridge-freezer and dishwasher.

The seamless poured floor with underfloor heating, carefully selected materials and subtly integrated lighting enhance the calm, architectural character.

AN INTERIOR WHERE EVERY DETAIL FALLS INTO PLACE

What makes this home truly special is the exceptional cohesion between its architecture and interior.

From specially designed fitted cabinetry and exclusive wall finishes to distinctive plasterwork techniques, lighting and transitions between materials, virtually every element has been designed specifically for this home.

The interior is a single, carefully composed whole. A distinctive living concept with the style and refinement of an international design hotel, combined with the warmth and privacy of a home of your own.

The property is offered with floor coverings and window treatments. Selected pieces of designer furniture and freestanding furnishings may be purchased separately, by agreement with the seller.

MASTER SUITE & PRIVATE WELLNESS

The home offers four bedrooms and two luxurious bathrooms, with a layout that readily accommodates a variety of lifestyles.

The master suite provides a private retreat, complete with a luxurious bathroom and integrated private wellness area with a sauna. A place to unwind completely, designed with the same attention to materials, lighting and detailing as the rest of the home.

The remaining bedrooms offer ample scope for guests, children, a dressing room or an elegant home office.

Four air-conditioning units, HR++ high-performance double glazing, wall and roof insulation, and an energy rating of A further contribute to modern living comfort.

A GENEROUS TERRACE EXTENDING THE LIVING SPACE

Directly adjoining the living room is the spacious terrace of approximately 38 m^2, accessible through double doors from the living area.

This direct connection makes the terrace a natural extension of the interior. There is ample room for a generous dining table and comfortable lounge seating, ideal for long summer evenings, dinners with friends or relaxed moments outdoors.

The combination of the open living area and adjoining terrace creates an exceptional sense of space, with indoor and outdoor living flowing seamlessly into one another.

INTEGRAL GARAGE AND ADDITIONAL STORAGE

A particularly valuable feature in this location is the opportunity to purchase a private integral garage with additional storage space.

The garage and storage space constitute a separate apartment ownership right.

LIVING BETWEEN VAN STOLKPARK, THE CITY AND THE BEACH

The location is every bit as special as the home itself.

On the edge of leafy Van Stolkpark, approximately 900 metres from the beach, the tranquillity of a neighbourhood full of character meets the vibrancy of city life.

The beach, dunes, restaurants, shops and a range of international amenities are all within easy reach. The centre of The Hague and major road connections are also readily accessible.

This combination makes the property particularly appealing to architecture and design enthusiasts from both the Netherlands and abroad.

KEY FEATURES

* Approximately 195 m^2 of living space
* Completely renovated to an exceptional standard in 2021
* Architecture and interior design by Osiris Hertman
* Featured in architecture and design magazines and books

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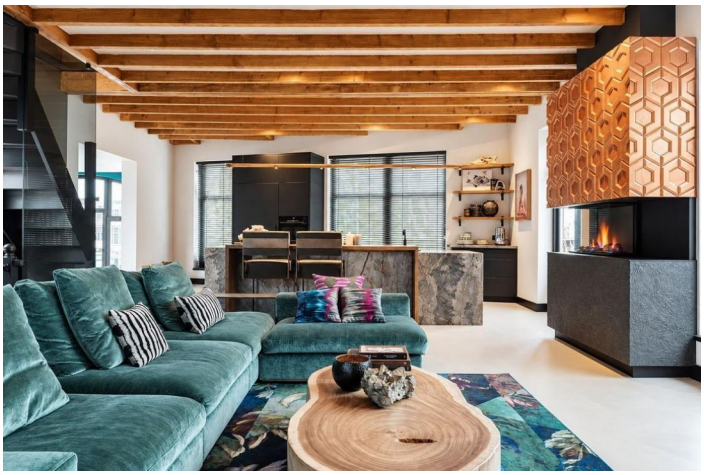
DESCRIPTION

* Exclusive bespoke kitchen by Eginstill Amsterdam
* Premium kitchen appliances, including BORA and Quooker
* Extensive bespoke interior fittings and integrated lighting
* Distinctive wall finishes, specialist plasterwork and exclusive materials
* Four bedrooms and two luxurious bathrooms
* Master suite with private wellness area and sauna
* Spacious main living floor with underfloor heating
* Four air-conditioning units
* HR++ high-performance double glazing, wall and roof insulation
* Energy rating A
* Generous terrace of approximately 38 m^2, directly adjoining the living room
* Integral garage with additional storage available separately
* Freehold land, no ground lease
* Offered with floor coverings and window treatments
* Selected designer furniture and freestanding furnishings available to purchase separately
* Situated on the edge of Van Stolkpark
* Approximately 900 metres from the beach

A rare opportunity to live in a published architectural design by Osiris Hertman. For those seeking an exceptional living environment with its own identity, outstanding finishes and a unique location close to the sea.

PHOTOS













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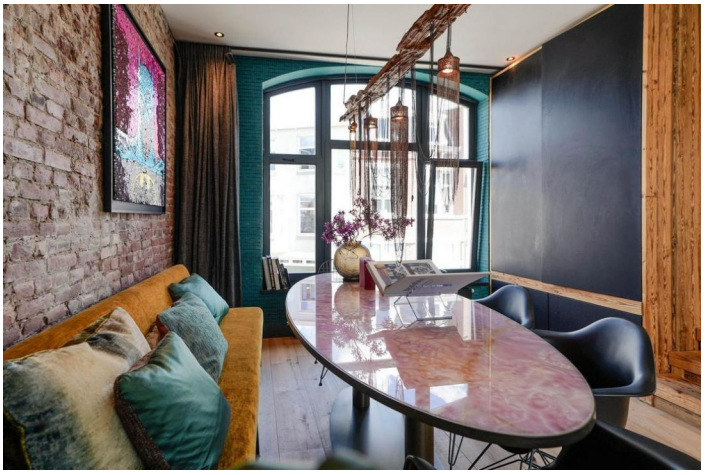
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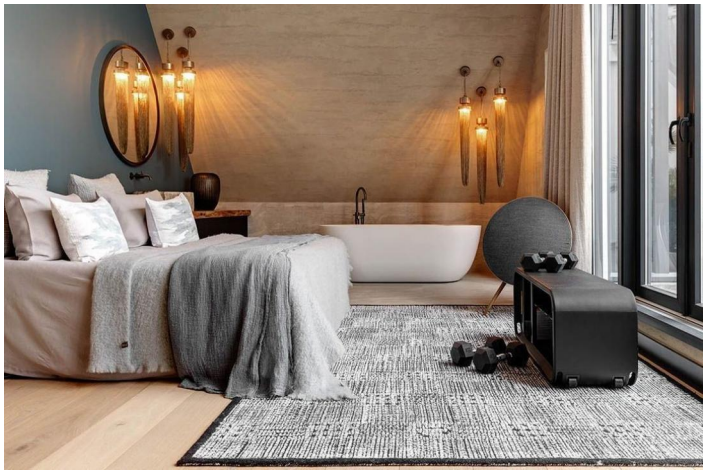
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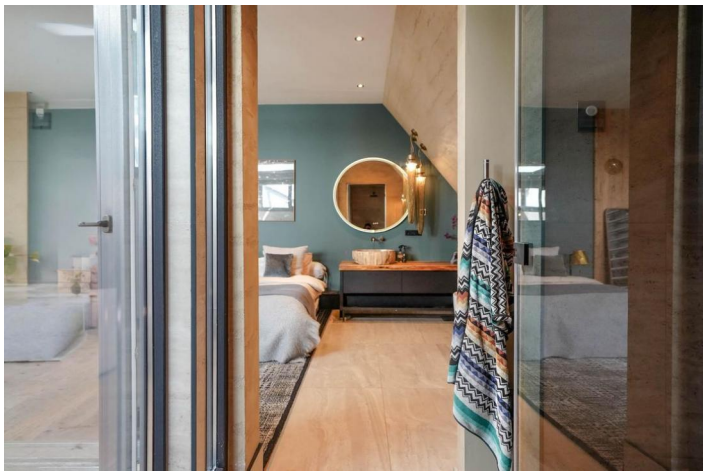
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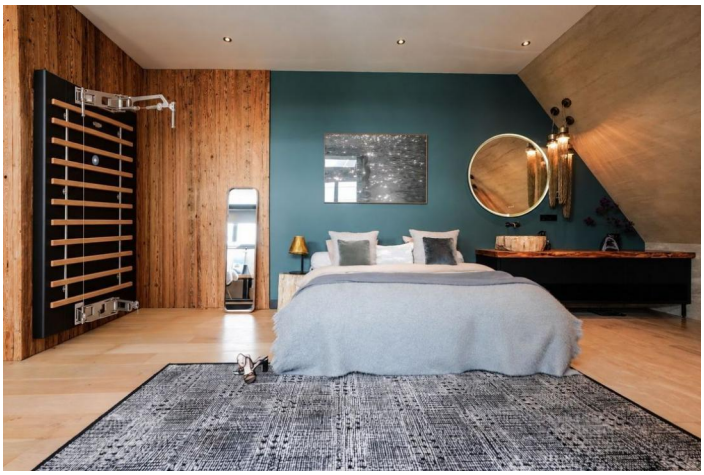
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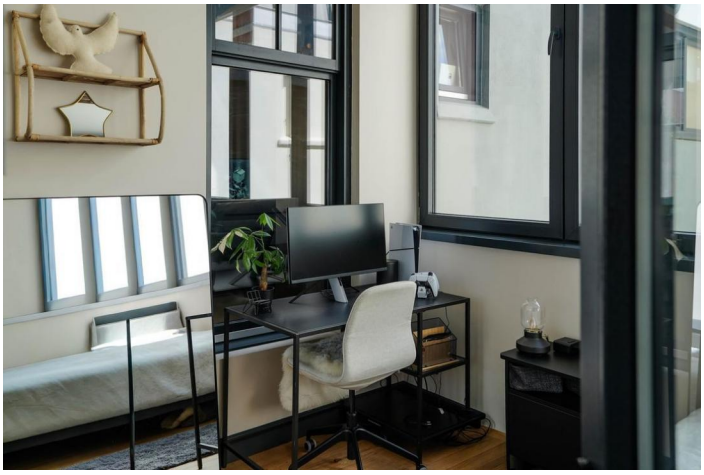
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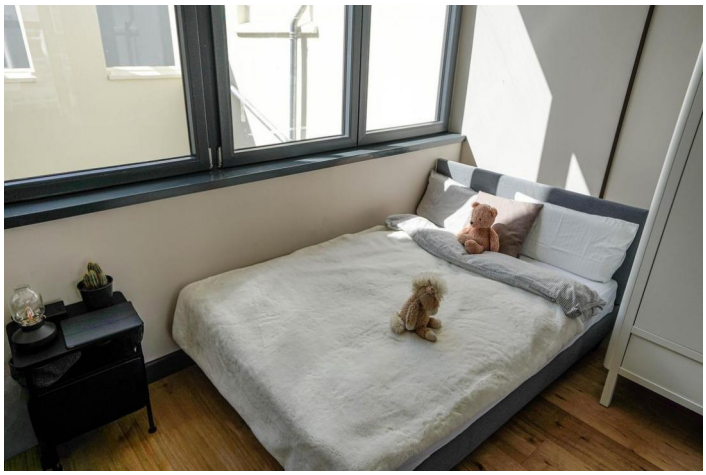
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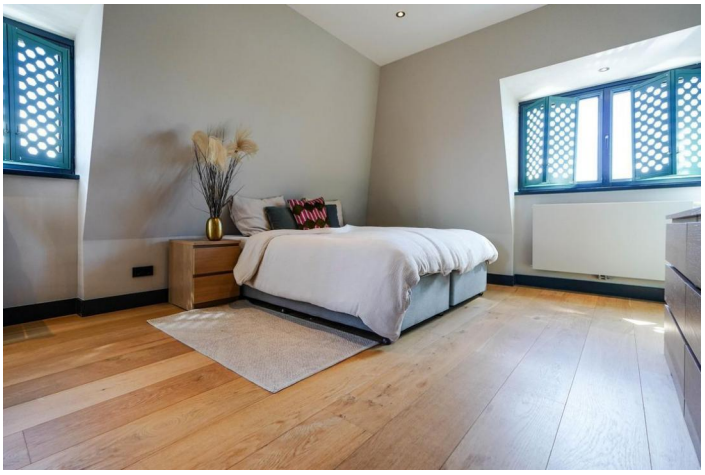
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