



## PRICE LIST

### HOF CITY APARTMENTS

Apartment	Level	Floor area	Number of bedrooms	Outdoor space sqm	Floor area sqm	External storage sqm	Purchase price (costs-to-seller)	Parking space (index no.)	Purchase price (costs-to-seller)	Status
Kerkstraat 110	Garden	214		Terrace			<del>€ 2,300,000</del>			Sold
Kerkstraat 112	Raised ground-floor	256		Balcony			<del>€ 2,650,000</del>			Sold (STC)
Kerkstraat 114	1 <sup>st</sup>	163		Balcony			<del>€ 1,870,000</del>			Sold
Kerkstraat 116	1 <sup>st</sup> + mezzanine	161		Balcony			<del>€ 1,690,000</del>			Sold
Kerkstraat 118	2 <sup>nd</sup>	154		Roof deck			<del>€ 1,725,000</del>			Sold (STC)
Kerkstraat 120	2 <sup>nd</sup>	152		Roof deck			<del>€ 2,030,000</del>			Sold

### HOF PRINSENGRACHT

Apartment	Level	Floor area	Number of bedrooms	Outdoor space sqm	Floor area sqm	External storage sqm	Purchase price (costs-to-seller)	Parking space (index no.)	Purchase price (costs-to-seller)	Status
Prinsengracht 759	Ground floor and basement	250		Terrace			<del>€ 2,500,000</del>			Sold
Prinsengracht 761	1 <sup>st</sup>	173		Balcony			<del>€ 2,550,000</del>			Sold
Prinsengracht 763	2 <sup>nd</sup>	172		Balcony			<del>€ 2,550,000</del>			Sold
Prinsengracht 765	3 <sup>rd</sup>	173		Balcony			<del>€ 2,750,000</del>			Sold



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### INTERESTED

If you are interested in one of the apartments, please contact the real estate agent: Broersma Nieuwbouw +31 (0)20 305 9788, [nieuwbouw@broersma.nl](mailto:nieuwbouw@broersma.nl). Allocations are subject to discretionary approval by the project developer based on the purchase price listed in the price list. If there are multiple parties interested in a specific unit, the seller may decide to invite prospective buyers to submit an offer.

### COSTS-TO-SELLER AND FREEHOLD

The purchase price is based on closing costs payable by seller. This includes costs associated with the transfer of ownership and transfer tax and/or VAT. The purchase price does not include notary or land registry fees associated with your mortgage. HOF properties are freehold, the building is built on privately owned land.

### RESIDENTIAL FLOOR AREA

Given floor areas are in sqm NIA (Net Internal Area). Measurement survey reports for the units are available, and have been drafted in accordance with the measurement code for the Real Estate Sector, based on NEN2580 standards.

### OUTDOOR SPACE

In addition to the above-mentioned outdoor space, apartments Kerkstraat 118 and 120 also have seven Juliette balconies each (total of approximately 7 sqm) on the second floor.

### PARKING SPACE

For each HOF City Apartments, one parking space is available in the parking garage under the building. The entrance is on Kerkstraat. Please consult the floorplan of the parking garage in the additional purchase information for the exact location of the individual parking spaces.

### BICYCLE PARKING

There are communal bicycle parking facilities both adjacent to Kerkstraat and in the building on Prinsengracht.

### STORAGE UNITS

Each HOF apartment includes a spacious storage unit in the basement in addition to a utility room with technical equipment and storage space on the unit level.

### CONTRIBUTION HOMEOWNERS ASSOCIATION (HOA)

All apartments, including the communal courtyard garden and the parking garage, fall under a Homeowners Association. A company specialized in HOA management has drawn up a long-term budget. This is an indication based on currently available information. The estimated monthly HOA contribution is € 510,38 for the Prinsengracht apartments, an average of € 356,20 for the Kerkstraat apartments (depending on size) and an average of € 67,76 per parking space (depending on size and position).

### LISTED NATIONAL HERITAGE BUILDING

The building on Prinsengracht is part of a listed national heritage building, a so-called 'Rijksmonument'.

### ADDITIONAL PURCHASE INFORMATION

More details are given in the additional purchase information file. Please ask the real estate agent for the download link.