

Bochumer Straße 17 completely sold

**Stylish living in the Westfälisches Viertel in Berlin's Moabit district / David Borck
Immobilien-gesellschaft sells all 32 units in a residential and commercial building near the Spree
River**

In the heart of the German capital, this **4-story residential and commercial building with a new penthouse level** is set in a highly desirable neighborhood close to the Spree River. David Borck Immobilien-gesellschaft, the project's exclusive sales and marketing agent, has today announced the successful sale of all of the complex's 32 units. "The apartments' new owners are already looking forward to moving into this elegant, 1900-building as soon as the **extensive renovation and restoration** has been completed. As well as restoring the building's majestic staircases and beautiful facades to their former glory, the meticulous work is also upgrading the individual **1 to 5-room units** to add a modern touch of style to the original decorative features. The interior renovations include new paintwork, plank and parquet flooring, modern bathrooms and new windows in some rooms, all of which combine to create a warm and welcoming ambience with a feel-good character and the highest standards of home comfort," explains David Borck, Managing Partner of David Borck Immobilien-gesellschaft.

With floor plans ranging from **46 sqm to 124 sqm**, the 32 units cater to a variety of lifestyles and provide a pleasant mix for single households, couples and families. Features include modern bathrooms with bathtubs and/or showers. Some units feature double-wing doors, preserving the authentic charm of bygone days and ensuring a wonderful sense of spaciousness. Wooden box windows complement **real wood floorboards and parquet flooring** to underscore the typical **charm of an archetypal pre-war apartment building**. A number of the units also boast balconies, while the remodeled inner courtyard offers a quiet and attractive retreat for the building's new residents. The property's unoccupied units were sold directly to owner-occupiers and the rented units were sold to buy-to-let investors. New owners were also found for the 58-sqm and 70-sqm ground floor commercial units, both of which were vacant.

"This mixed-use, residential and commercial building couldn't be more **centrally located in the Westfälisches Viertel neighborhood** in Berlin's Moabit district. Situated at Bochumer Straße 17, the property is surrounded by shopping areas and restaurants, as well as being just moments from the popular **Arminus market hall**, which attracts thousands of visitors every day with its large selection of fresh produce and exciting program of evening events," explains Caren Rothmann, also Managing Partner of David Borck Immobilien-gesellschaft. The property's new residents will find **peace and relaxation** during a stroll along the **nearby Spree embankment** or in the nearby Kleiner Tiergarten park, which is also just around the corner. "The building has everything discerning city dwellers could ever hope for: a central location, a quiet refuge, the best home comfort and the highest quality of life," adds Rothmann.

About David Borck Immobilien-gesellschaft:

When Caren Rothmann and David Borck founded David Borck Immobilien-gesellschaft mbH in 2010, both managing partners already possessed a wealth of real estate expertise. From day one, their vision has been to market real estate with an individual touch and an innovative flair, offering a complete range of real estate services from a single source. Together with their team, they draw on an extensive network of agencies, financing experts, appraisers, lawyers and banks. Whether classic pre-war

buildings or new developments, villas or condominiums, portfolios or individual properties, the team of seasoned real estate professionals handles every facet of property and development marketing and develops highly targeted, bespoke marketing strategies. Over the last decade, David Borck Immobiliengesellschaft GmbH has successfully connected more than 2,000 buyers with their dream properties. The company has been repeatedly rated as one of the top real estate agents in Germany by *Focus* magazine and *Capital Maklerkompass* and has also won the European Property Award.
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