



Garden apartment 5.5 rooms

Living close to nature in a modern home in a family-friendly area surrounded by lots of greenery

6422 Steinen SZ

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DATA SHEET

Property

Apartment 5.5 rooms

Address

Unterfeld 8, 6422 Steinen SZ

Plot

140/1000 in GS 1417

Co-ownership unit

S 9159
Parking spaces: 2/186 in GS 1420
Hobby room: 1/5 in S 9079

Year of construction

2019

Heating

District heat-biogas / underfloor heating

Room height

2.43 m

Living area

144 m²

External spaces

Patio 1	11 m ²
Patio 2	14.50 m ²
Garden	78 m ²

Ancillary spaces

Cellar	8 m ²
Hobby room (1/5 co-ownership)	23 m ²

Parking spaces

2 underground parking spaces
no. 71 + 72

Specials

- Timber house made of moon wood (building biology execution)
- Holz100 in combination with loam walls
- Electrobiology: entire house with shielded cables
- Photovoltaic system
- Energetic room design and colour concept

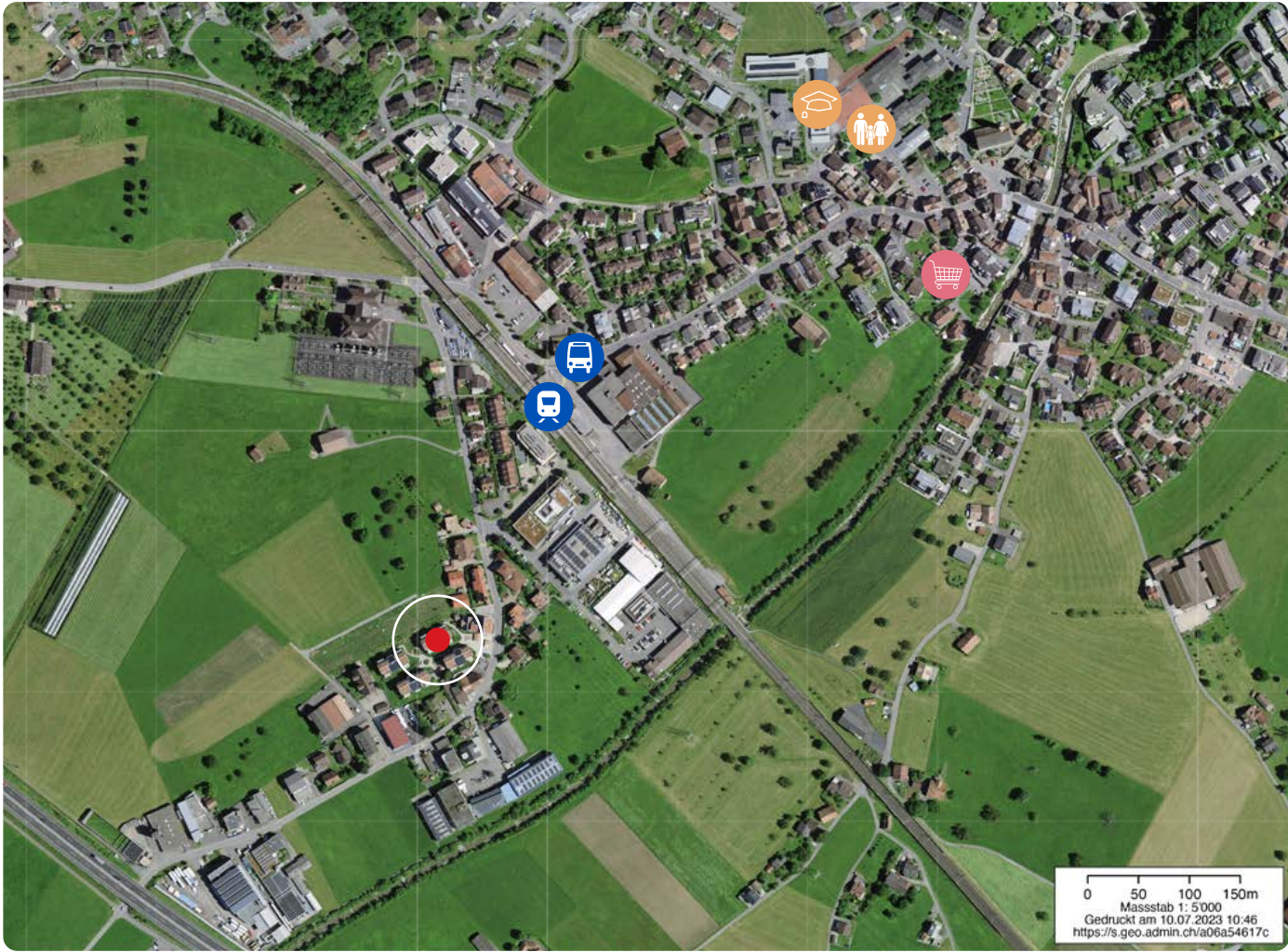
Availability

By arrangement

Purchase price
On request

SITUATION

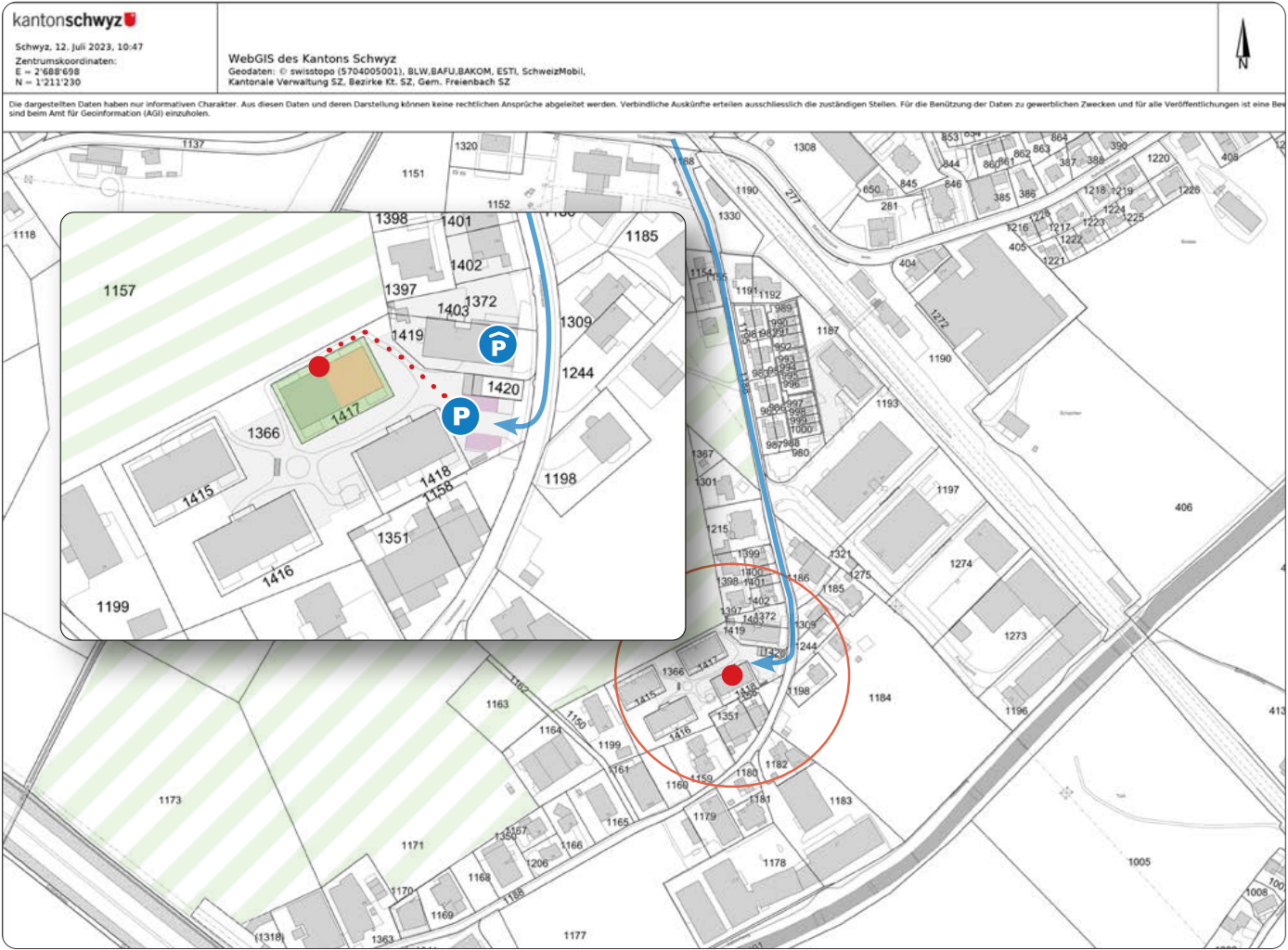
Unterfeld 8
6422 Steinen SZ



Municipal administration of Steinen SZ | www.steinen.ch

- Bus**
450m to the «Bahnhof» bus stop
- SBB**
380m to the Steinen train station
- Shops**
880m to Denner and the post office
4.8km to the Seewen market
- Shopping**
Schwyz, Lucerne, Zug
- Kindergarten**
850m to the kindergarten in Steinen
- Schools**
 - 850m to the primary and lower secondary schools in Steinen
 - Cantonal school Kollegium in Schwyz
 - Private school and boarding school «Theresianum» in Ingenbohl
 - Gymnasium in Immensee (private school)

CADASTRAL MAP



- Plot
- Property
- Agricultural zone
- Visitor parking spaces **P**
- Underground garage entrance **P**
- Entrance

Parking
Visitor parking spaces in the Unterfeld district.



PROPERTY

Apartment 5.5 rooms

- Oak parquet in all of the rooms
- Ceiling spotlights in the entry and kitchen
- Timber construction system with Swiss moon wood
- Electric blinds system

Sleeping areas

- Room 1
- Room 2 and 3 with access to patio 1
- Room 4

External spaces

- Covered outdoor patio 1 with power connection
- Covered outdoor patio 2 with water and power connections
- Garden

Entrance area

- Entry
- Cloakroom with built-in closet

Open-plan kitchen

- V-Zug oven, hob and dishwasher
- Liebherr refrigerator with a separate freezer compartment
- Storage room with its own washing tower

Basement level

- 2 underground parking spaces
- Cellar compartment with a wooden rack
- Hobby room (1/5 co-ownership)

Bathrooms

- Bath 1 with bathtub, washbasin with base unit, mirror cabinet and toilet
- Bath 2 with shower, washbasin, mirror cabinet, toilet and towel heater

Living/Dining area

- Open and spacious
- Access to the outdoor patio 1

For joint use

- Bike room for joint use
- Playground and community cabin with a fire pit

WHAT MAKES THIS APARTMENT SPECIAL

Property

- Spacious apartment with lots of charm and a well thought-through layout for a maximum of flexibility
- Open-plan, modern living and dining area with a warm and natural ambiance for an enhanced feeling of wellbeing
- Top quality materials: Holz100-solid wood prefabricated elements, moon wood (harvested during the waning moon)
- Garden with two idyllic, covered patios for relaxing moments al fresco
- Ideal for individuals who love and cherish the natural material wood

Surroundings

- Attractive and peaceful location in a central location
- Close to nature in a local recreational area
- Shops, sports facilities in the vicinity
- Discover the most beautiful destinations in the Mythen region
- Reach Brunnen on the shores of Lake Lucerne within 15 minutes
- Excellent connections to individual and public transport



Access road to the visitor parking spaces



Multifamily dwelling «Kastanie»



District Unterfeld



Main entrance Unterfeld no.8



Entrance area



Entry with cloakroom and built-in closet



Warm and inviting welcome



Corridor



Bathroom 1



Room 1



Room 2



With access to patio 1



Patio 1



For everyday moments al fresco



Room 3 with access to patio 1



Bathroom 2



Room layout



Storage room with your own washing tower



Room 4



OPEN-PLAN KITCHEN
AND DINING AREA





A FEELING OF WARMTH
AND COSINESS

Patio 2 on the south side



Includes garden area – can be used in various ways





Community cabin with fire pit for joint use



Lovely playground for joint use



Underground garage entrance



Underground parking spaces no. 71 + 72



Spacious bicycle storage room for joint use



Cellar compartment incl. wooden rack

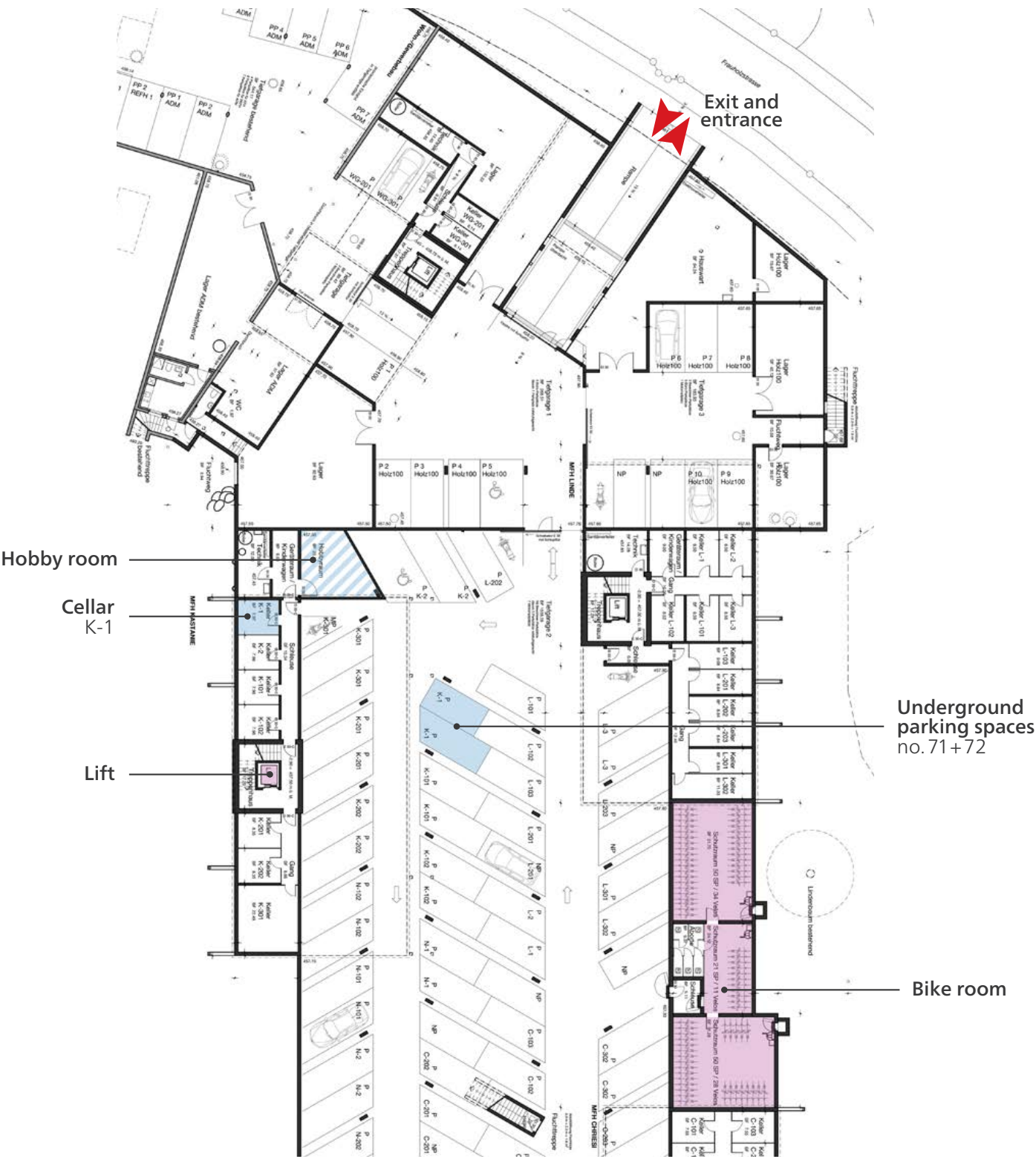


Hobby room (1/5 co-ownership)



LAYOUT

Basement level



- Ancillary spaces
- Joint use

LAYOUT

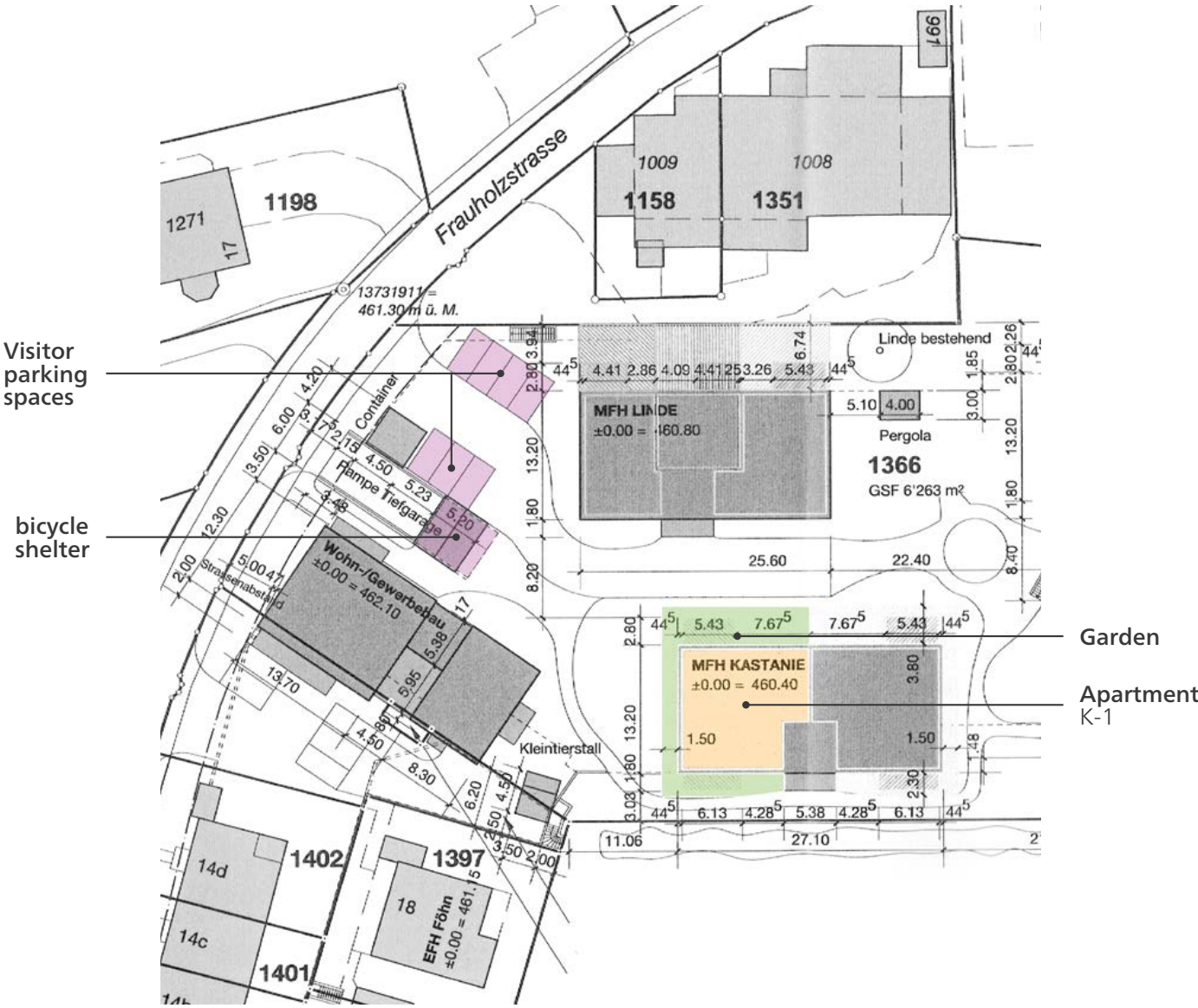
Ground floor



- Living area
- External spaces

SITE PLAN

Development Unterfeld



- Living area
- External spaces
- Joint use

Shops in Steinen



Train station Steinen



Lower secondary school «Halti» in Steinen



Seewen Markt shopping centre



Private school and boarding school Theresianum Ingenbohl



Lake promenade Brunnen can be reached within 10 minutes





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