



CARLA
VAN DEN BRINK

VOETBOOGSTRAAT 1-C AMSTERDAM

Dreaming of an oasis of tranquility in the bustling heart of the city? This spectacular, atmospheric, and bright apartment with a rooftop terrace and elevator offers exactly that!

*Estate Agency Carla van den Brink
loves the city of Amsterdam.
But maybe it loves the city's
inhabitants even more.*

*And one takes good care of one's
loved ones. That has been our credo
since 1979, and it will always
remain our credo.*



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CHRISTIE'S
INTERNATIONAL REAL ESTATE



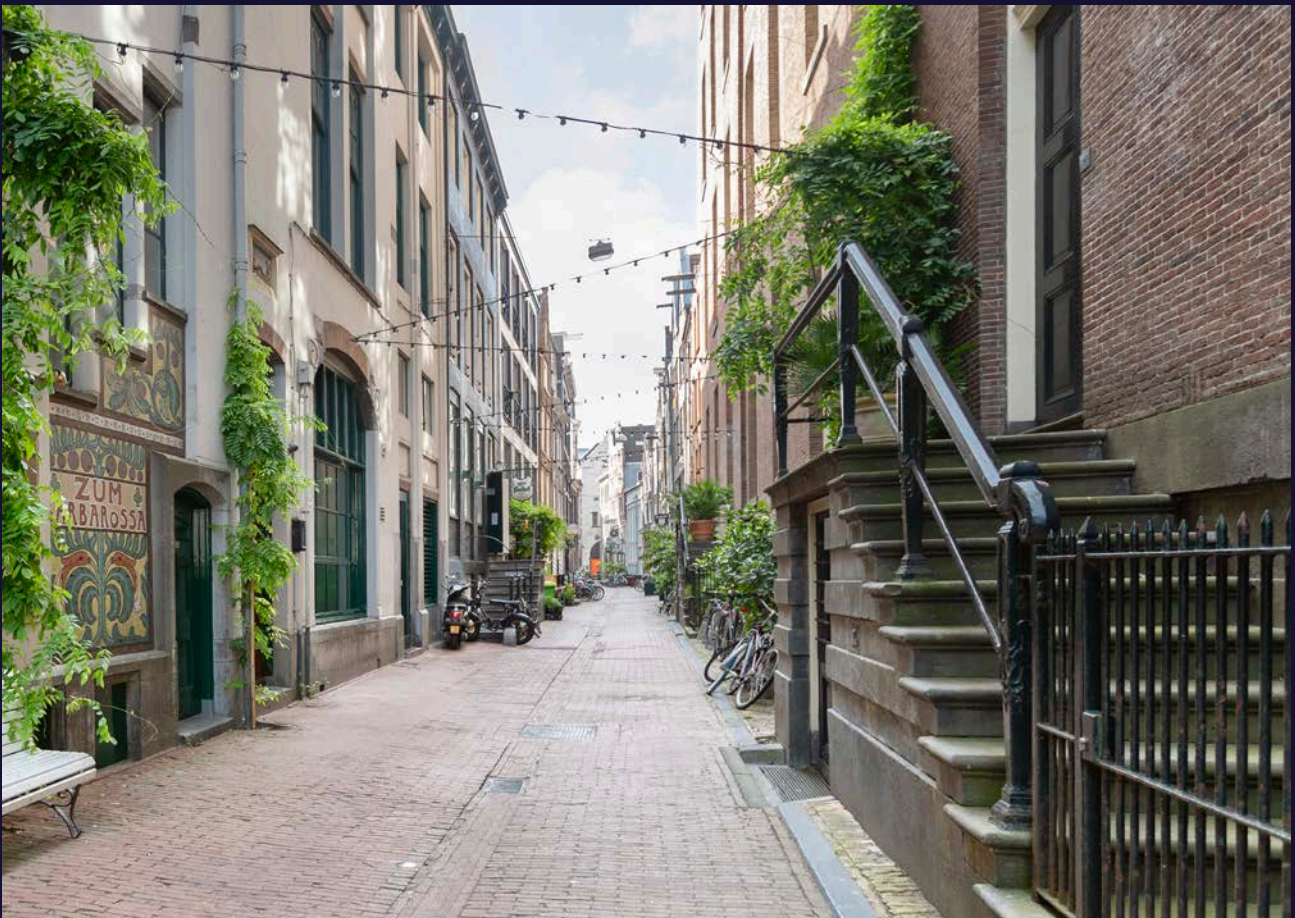


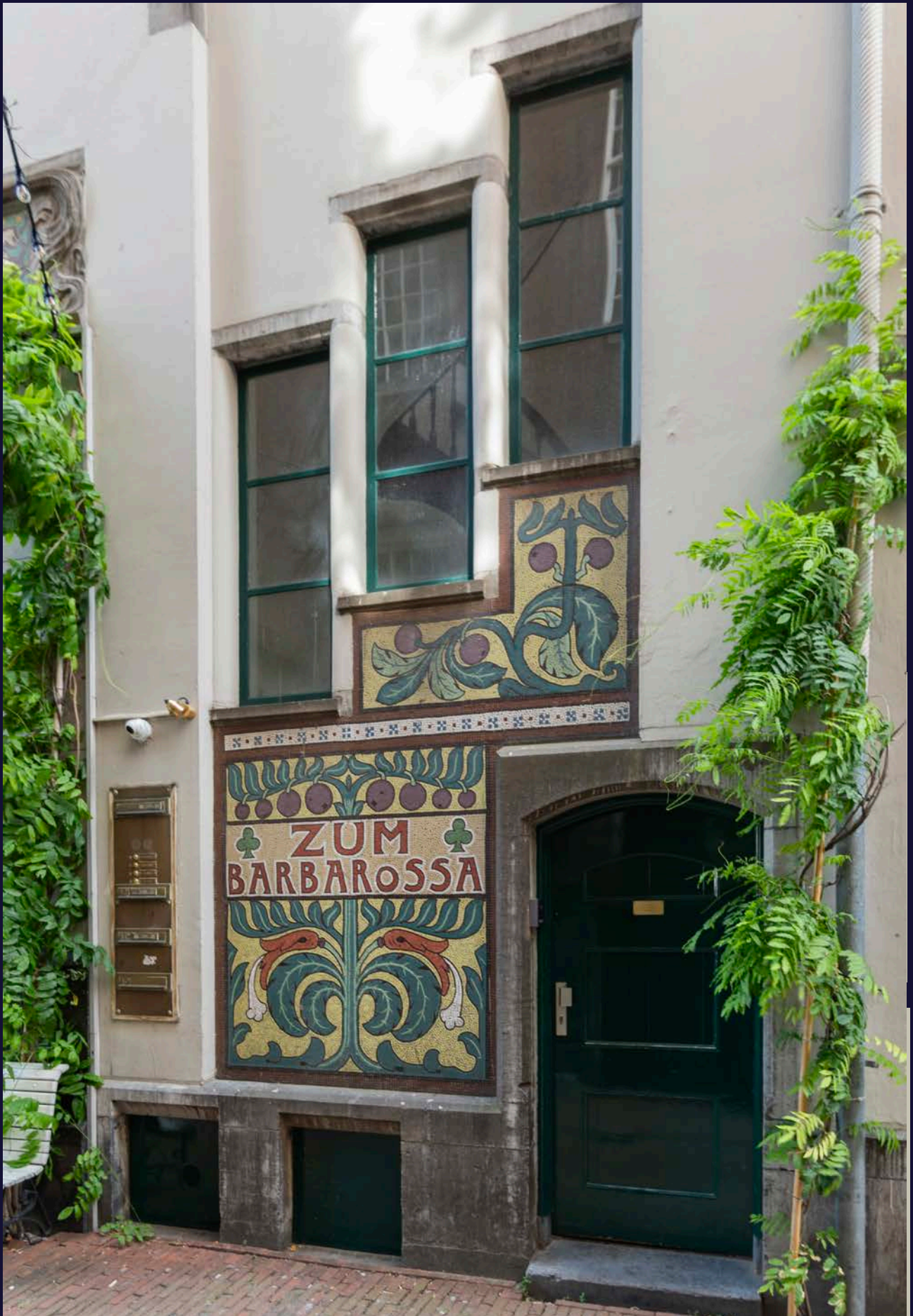
THE APARTMENT

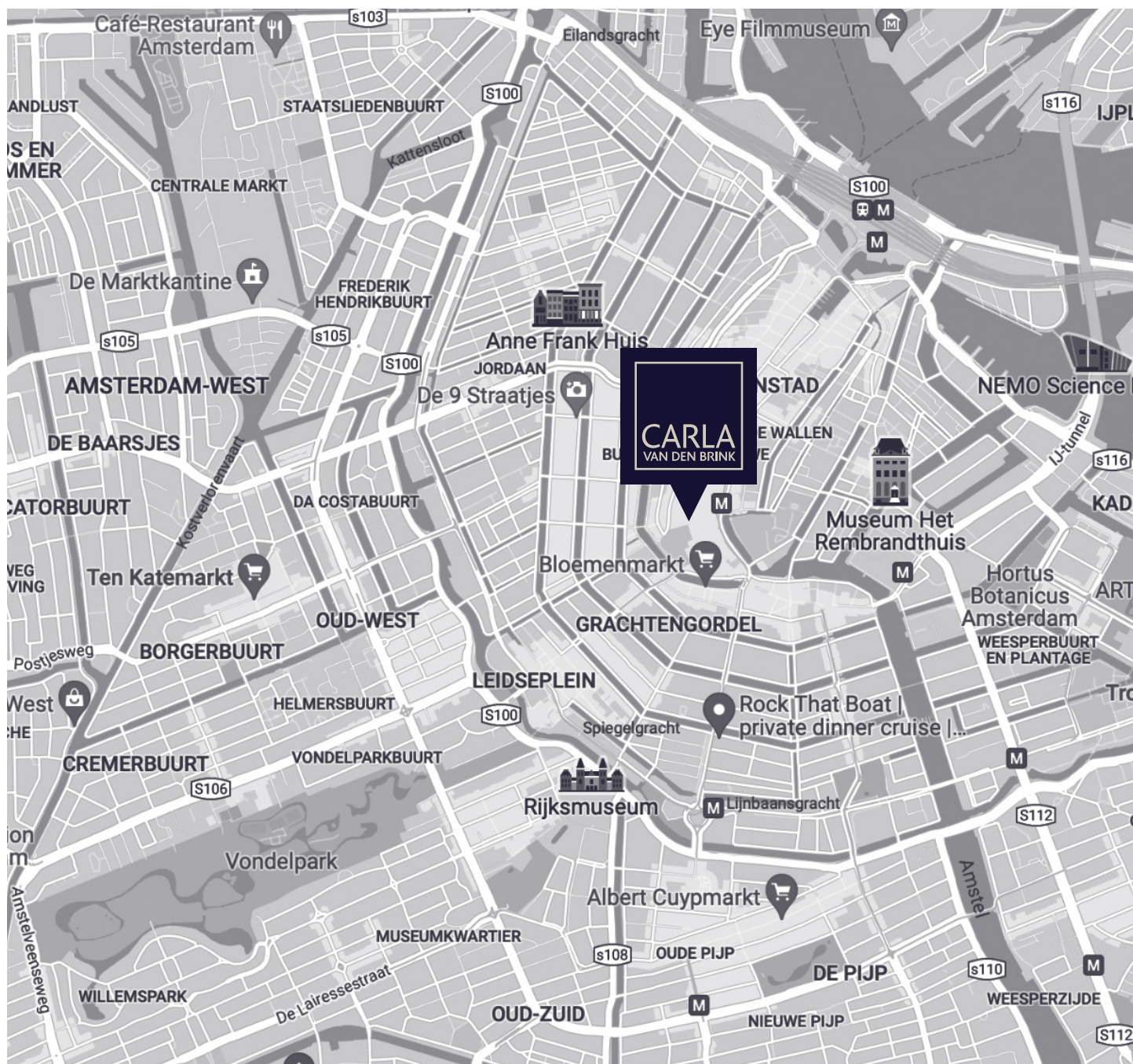
With an impressive living area of no less than 193 m², including 172 m² on a single floor, you will enjoy plenty of space and comfort. Thanks to its corner location, the property is bathed in natural light from all sides.

The unique O-shaped layout around a light court ensures unparalleled privacy—you only look inward at yourself, a rare feature in Amsterdam. At the front, the apartment offers views of the beautiful Spui square and the historic Maagdenhuis. Voetboogstraat is cherished for its lively hospitality scene, but inside this home, there is a serene silence, partly due to double glazing, secondary windows, and strategically placed bedrooms on the quiet inner side.

This property was thoroughly renovated in 1995, with foundation repairs also being carried out at that time. In 2011, two apartments were combined to create this extraordinary residence.







SURROUNDINGS

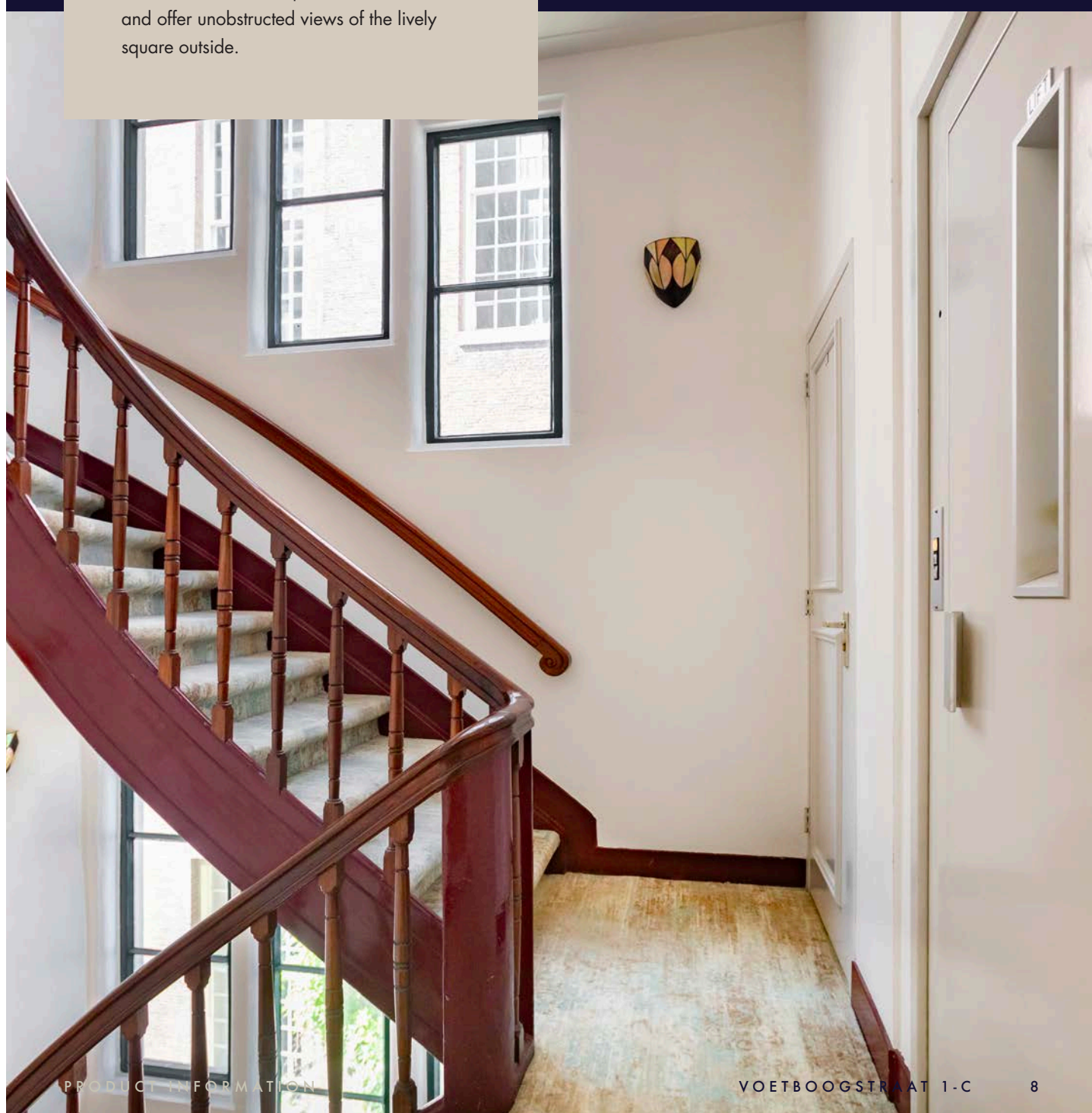
Voetboogstraat 1 is located in the heart of Amsterdam, just a stone's throw from some of the city's most iconic landmarks. This location exudes history and charm, with the bustling Kalverstraat, one of the largest shopping streets in the Netherlands, just around the corner. Here you can enjoy a mix of classic architecture and modern amenities, with numerous boutiques, cozy cafés, and refined restaurants within reach.

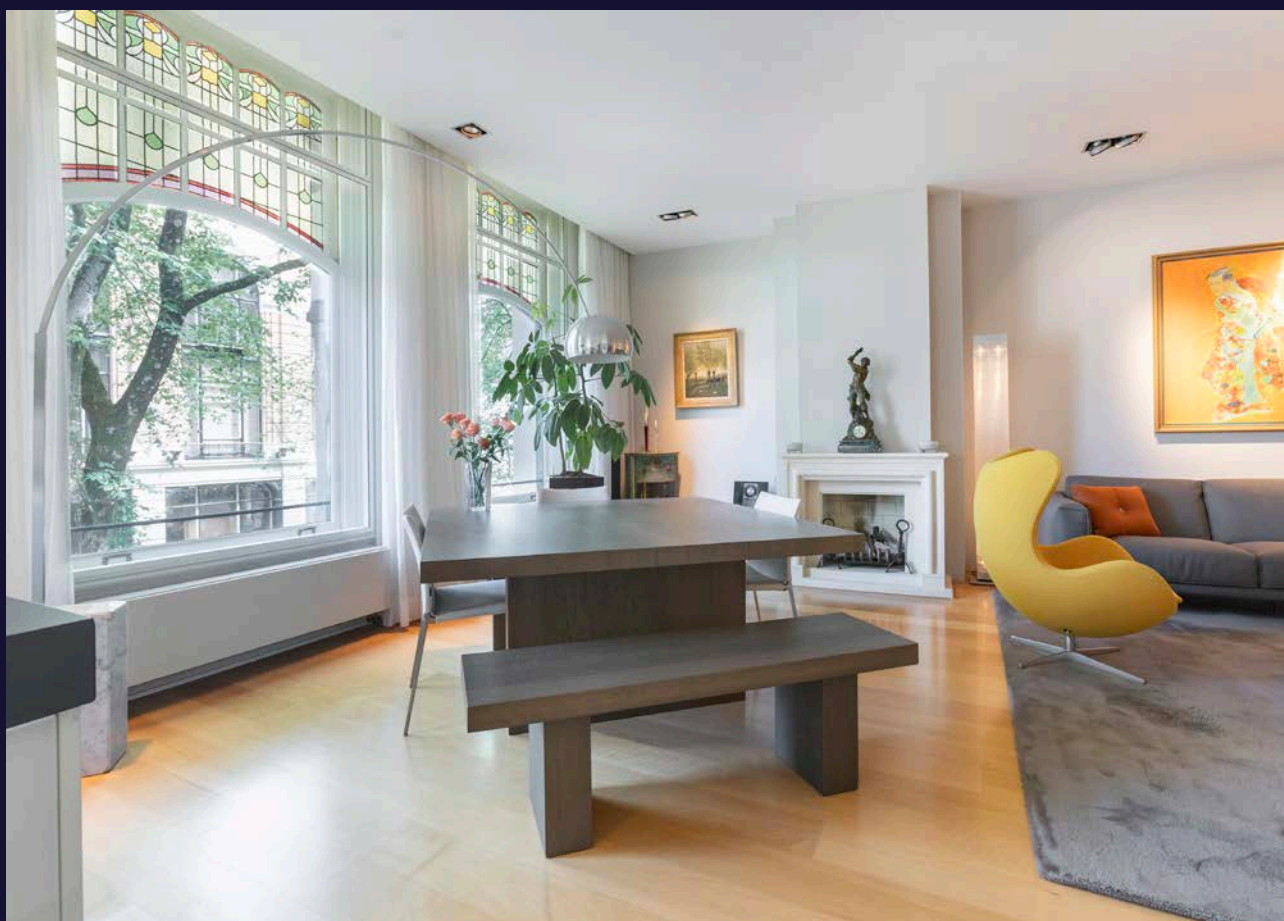
Additionally, the picturesque Spui square is right outside your door, a spacious square surrounded by bookstores, art galleries, and the Maagdenhuis. The famous Amsterdam canals, listed as a UNESCO World Heritage site, are also nearby, perfect for a leisurely stroll or a romantic boat trip. This location offers an ideal blend of urban dynamism and cultural richness in the heart of Amsterdam.



LAYOUT

Step inside this unique apartment through the communal entrance with a pleasant staircase and elevator, and discover a living space full of character and modern comfort. On the second floor, you enter the home through a spacious hallway that leads to the stunning living room at the front. Here, you'll find a cozy seating area with an atmospheric gas fireplace and ample space for a large dining table. Three large stained-glass windows create an unparalleled ambiance and offer unobstructed views of the lively square outside.



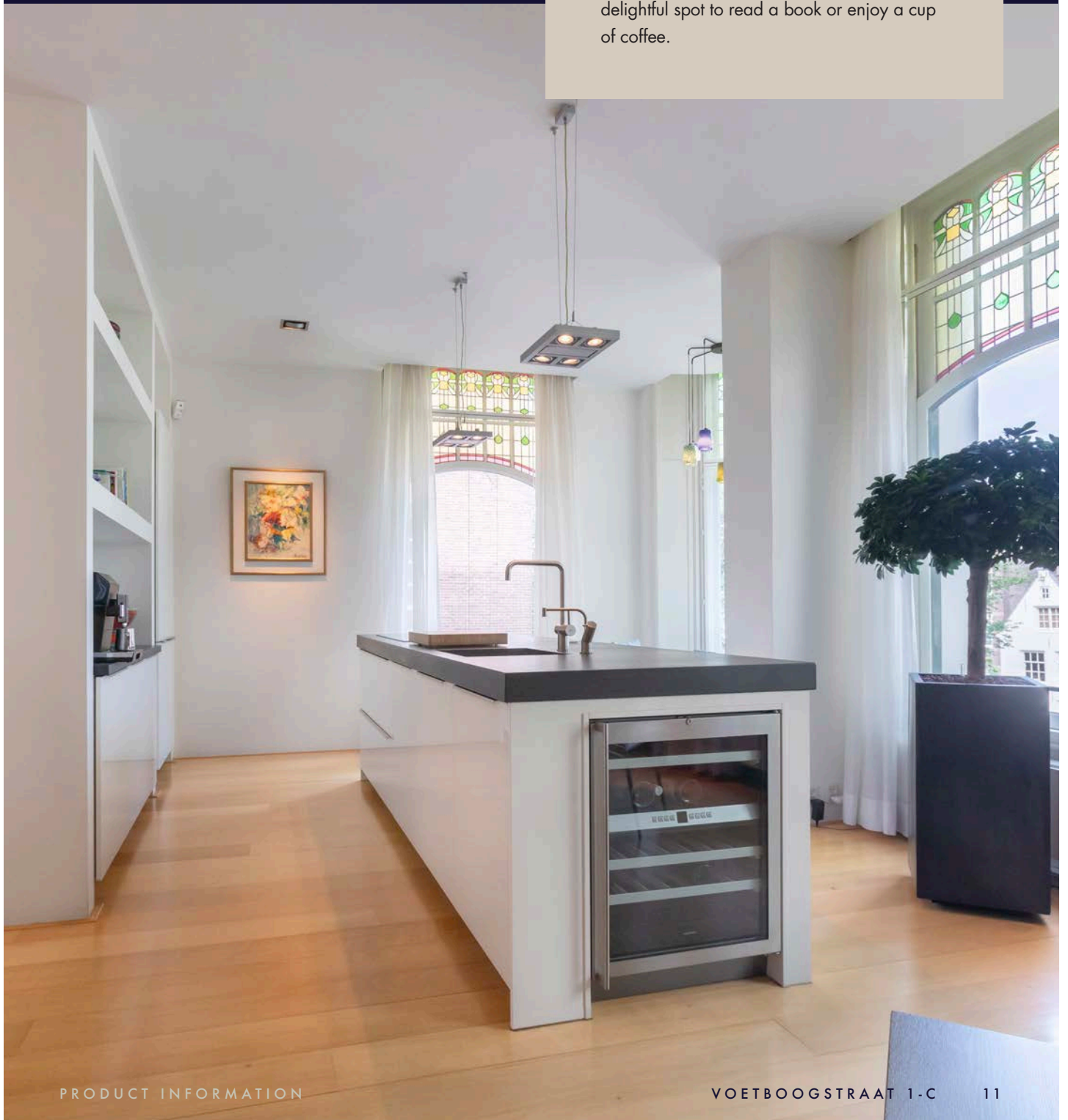


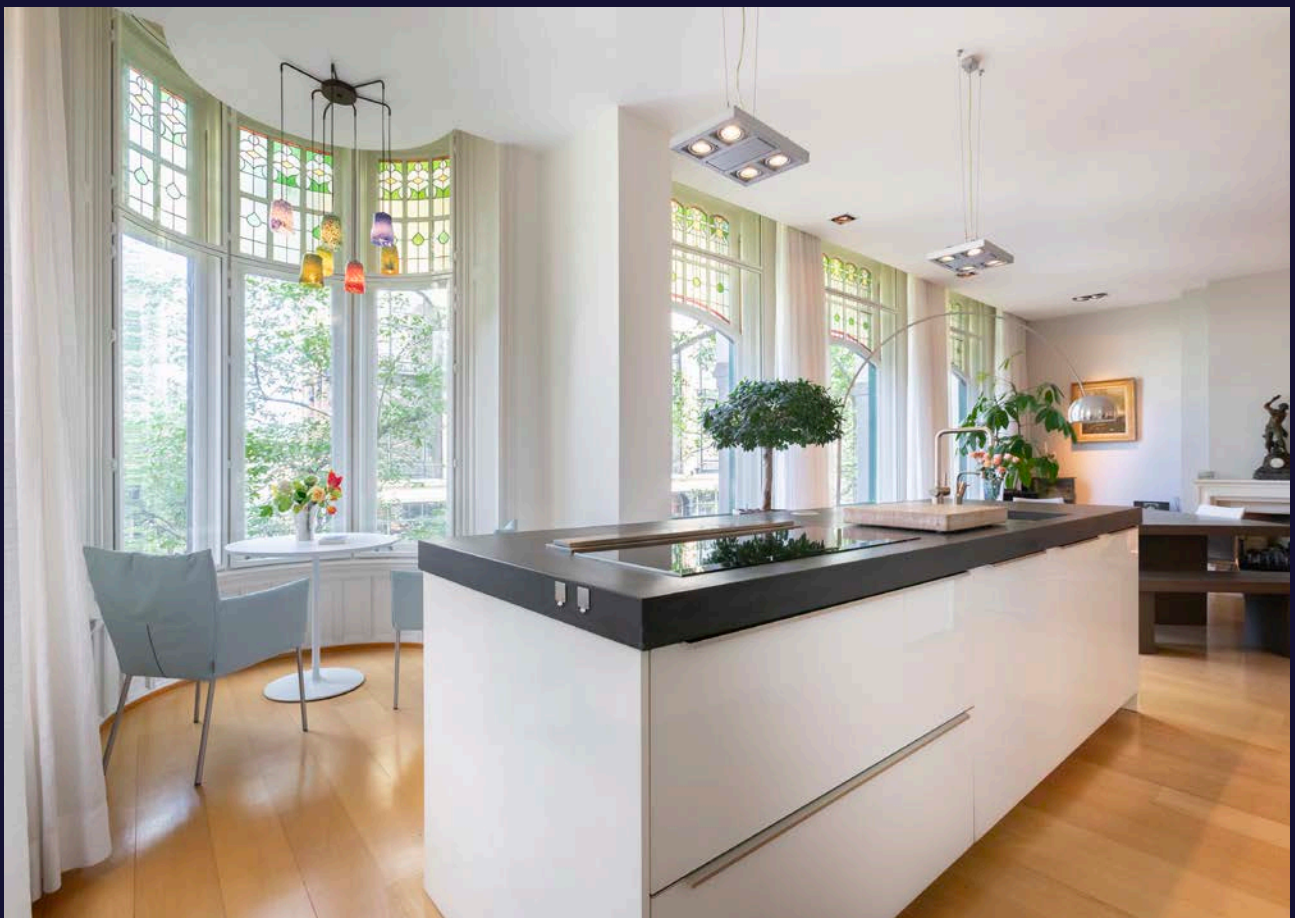


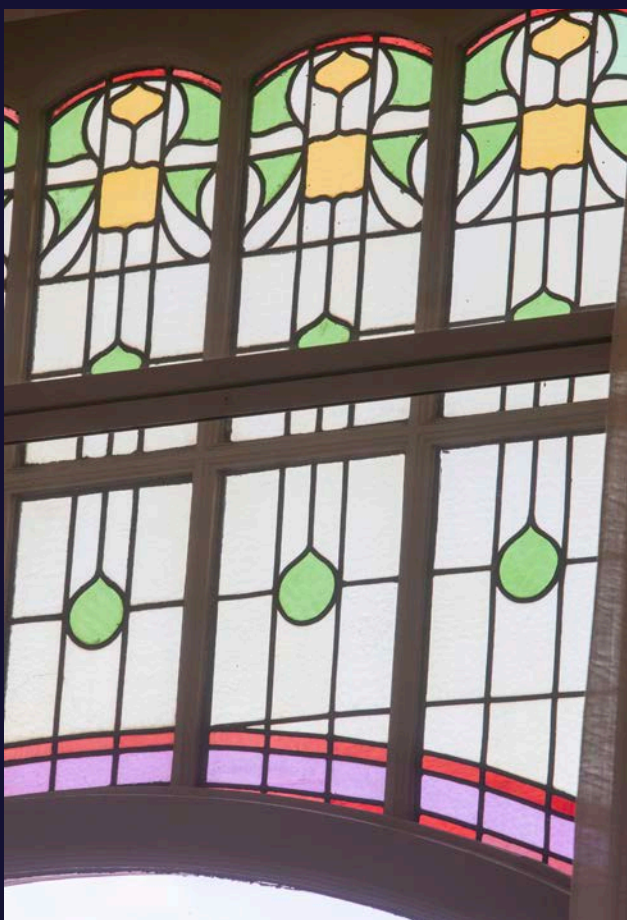
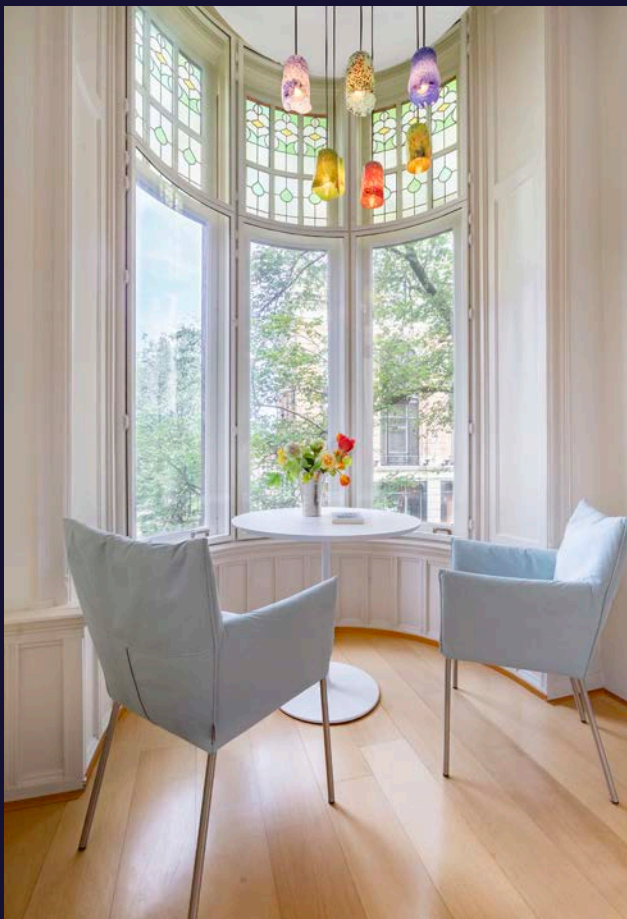
A COZY SEATING
AREA WITH AN
ATMOSPHERIC
GAS FIREPLACE
AND AMPLE SPACE
FOR A LARGE
DINING TABLE



The semi-open kitchen is a dream for any cooking enthusiast. With a modern design and functional kitchen island, the kitchen offers plenty of cabinet space and is equipped with top-quality built-in appliances: a fridge/freezer combo, ceramic hob with integrated extraction system, extra-large sink, Quooker, wine cooler, dishwasher, combination oven/microwave, and steam oven. The side window and charming bay window allow an abundance of natural light, making this a delightful spot to read a book or enjoy a cup of coffee.



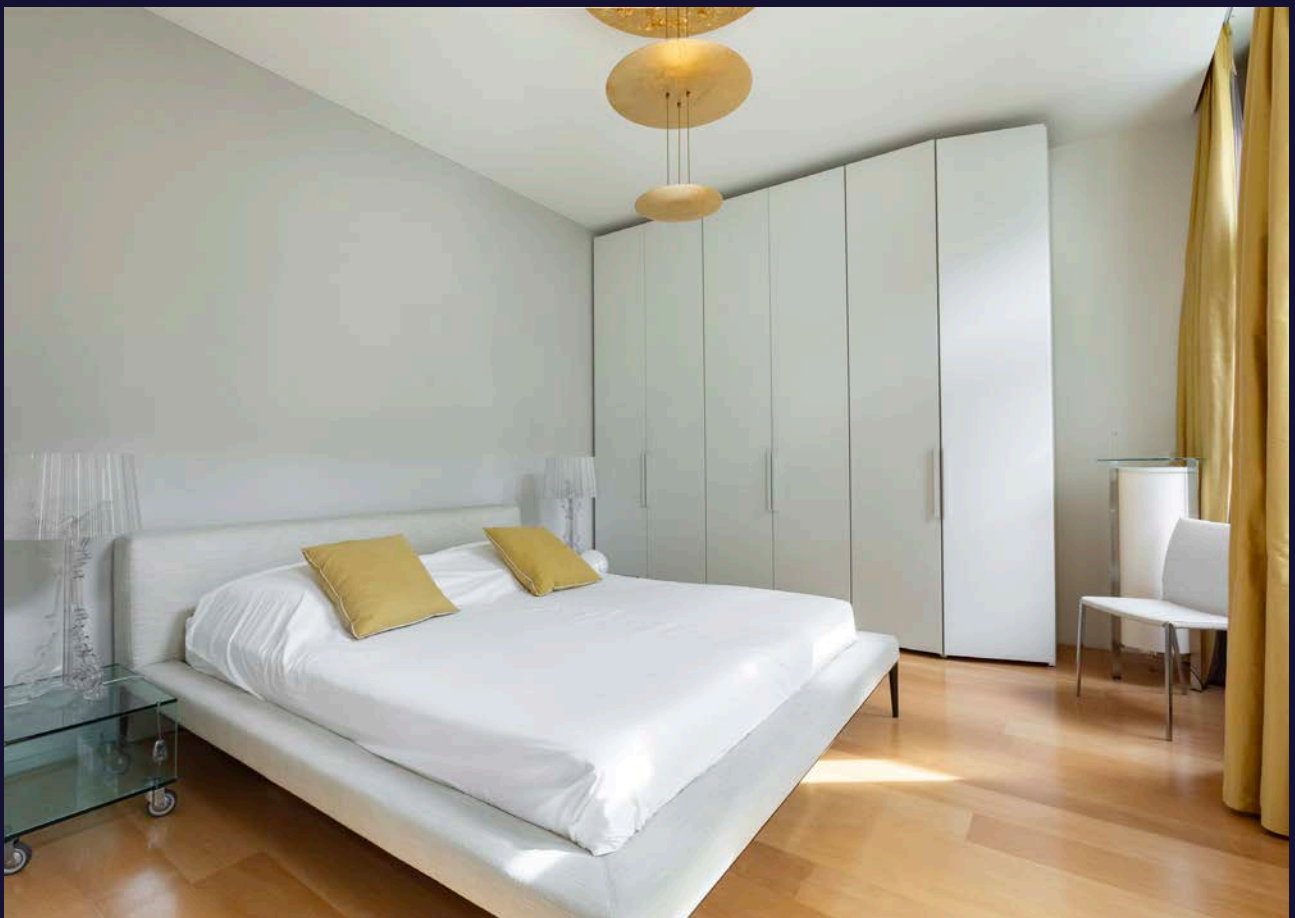


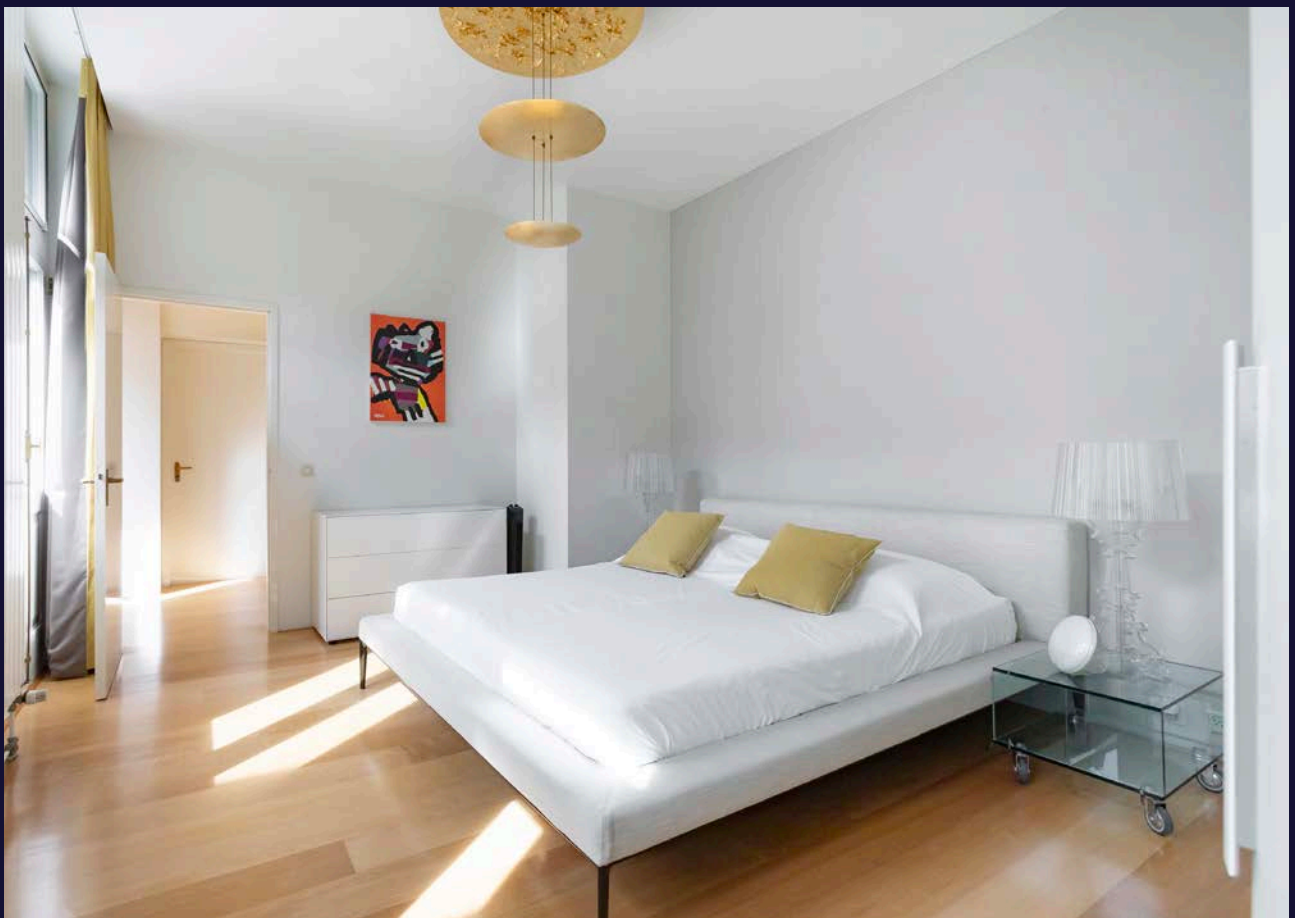


THREE LARGE
STAINED-GLASS
WINDOWS
CREATE AN
UNPARALLELED
AMBIANCE
AND OFFER
UNOBSTRUCTED
VIEWS OF THE
LIVELY SQUARE
OUTSIDE

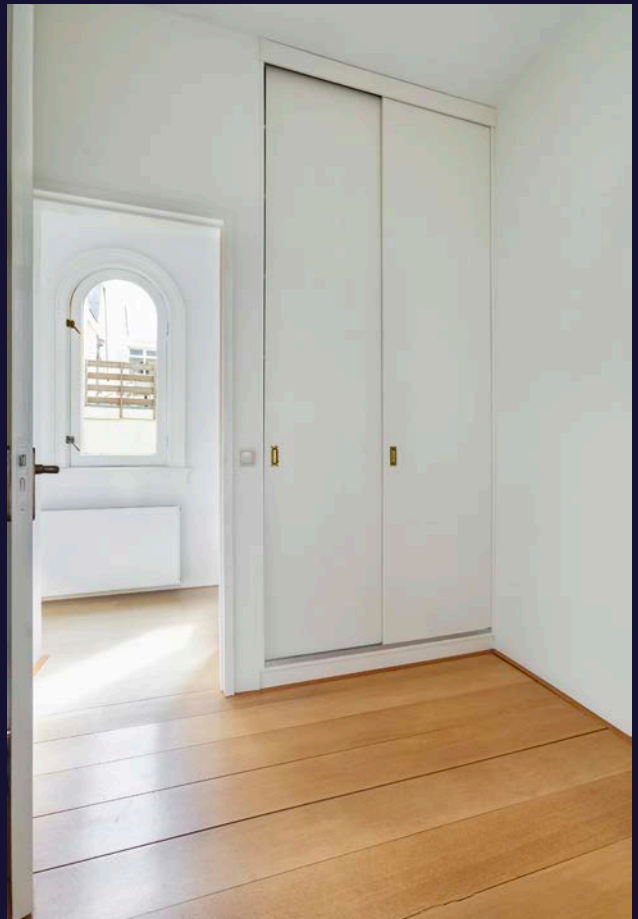
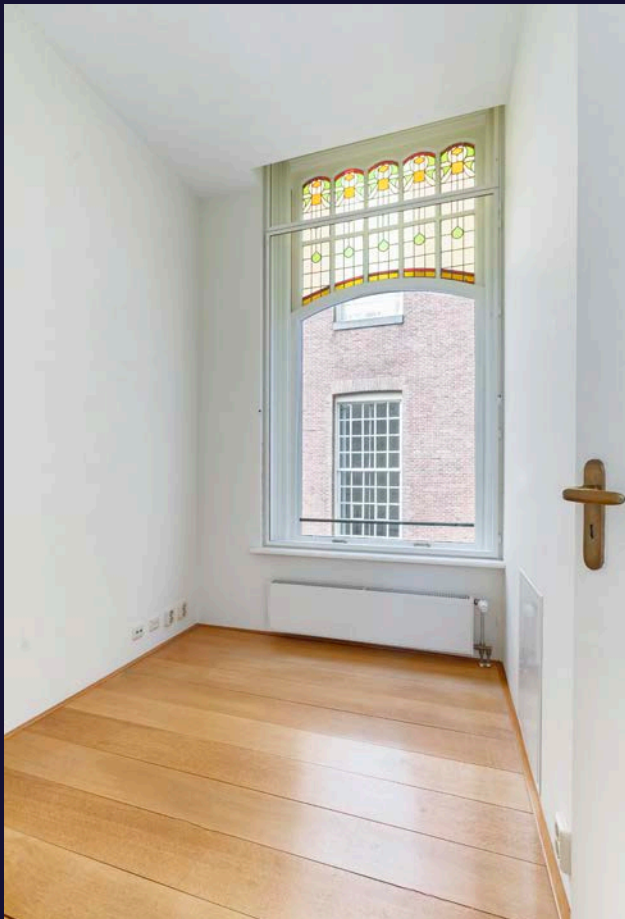


In the hallway, you'll find practical amenities such as the washing machine and dryer, with a handy counter above and additional cabinet space. On the quiet inner side of the building, adjacent to the light court, there is a spacious bedroom with a large Molteni wardrobe. Directly opposite this bedroom is the luxurious bathroom, featuring a rain shower with Sunshower, double sink, and toilet. The bathroom window provides pleasant natural light, while the stained-glass accents add a warm atmosphere.

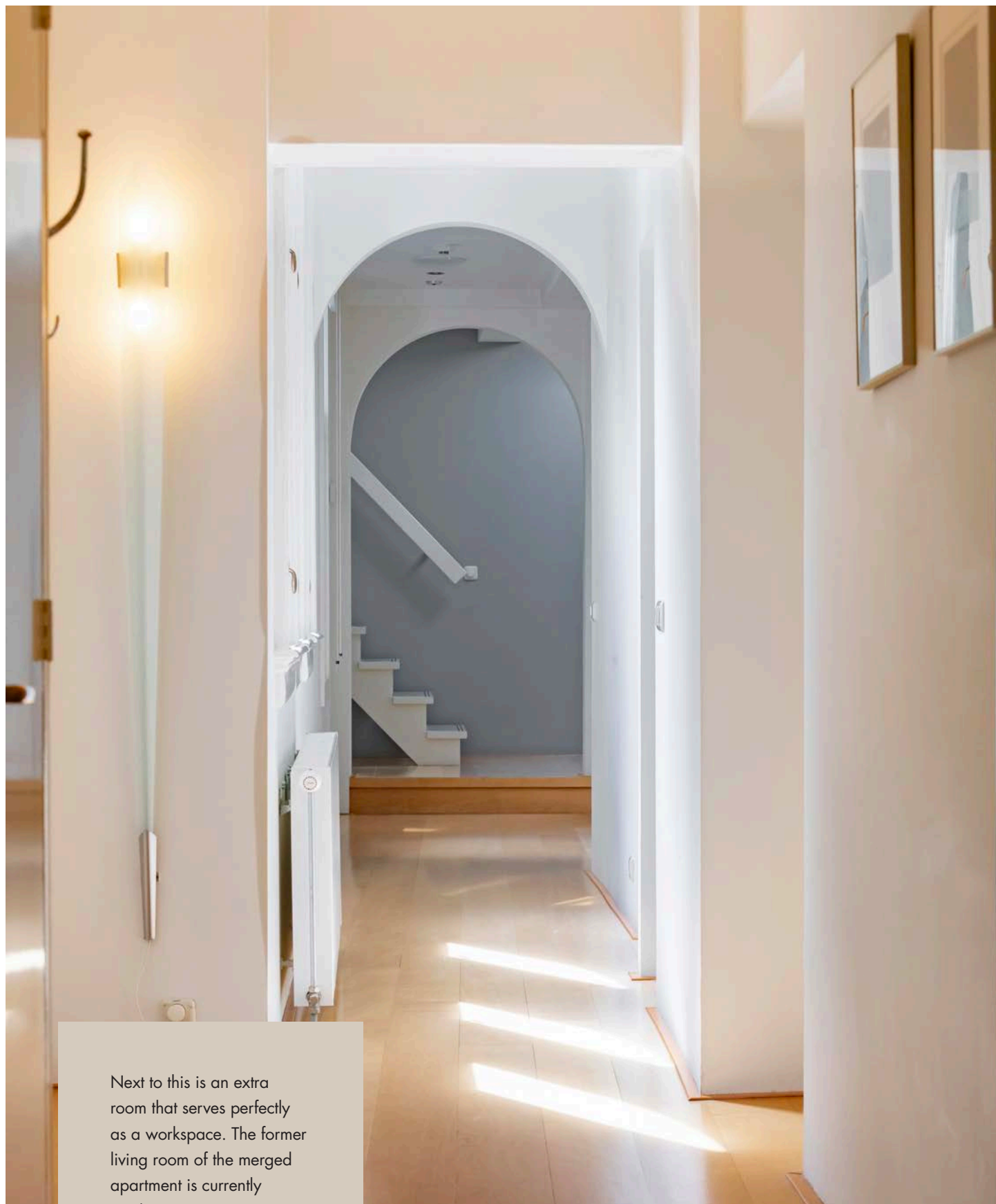








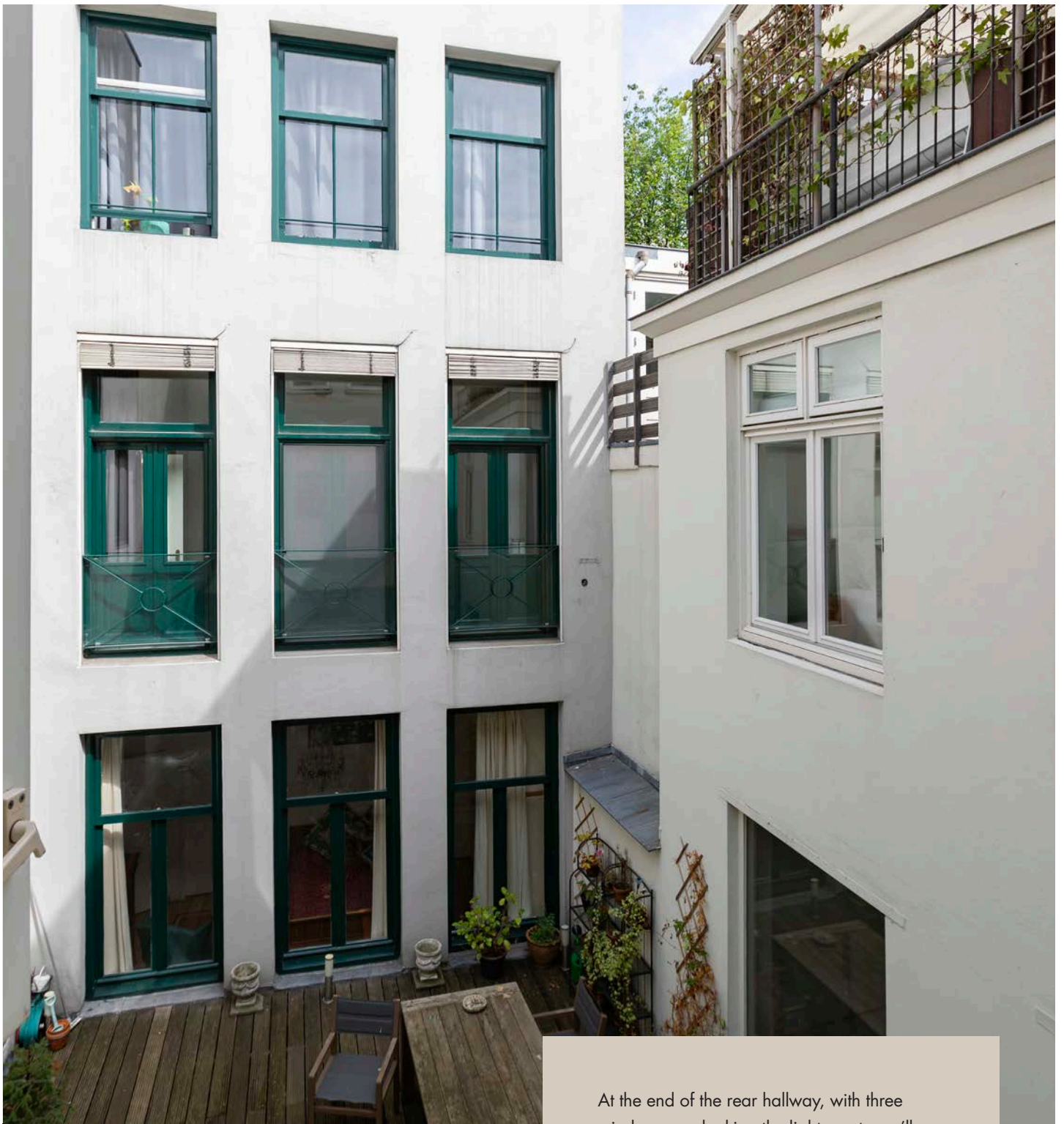
THREE WINDOWS ARE
OVERLOOKING
THE LIGHT COURT



Next to this is an extra room that serves perfectly as a workspace. The former living room of the merged apartment is currently used as a very spacious office, but it can easily be transformed into a third bedroom.





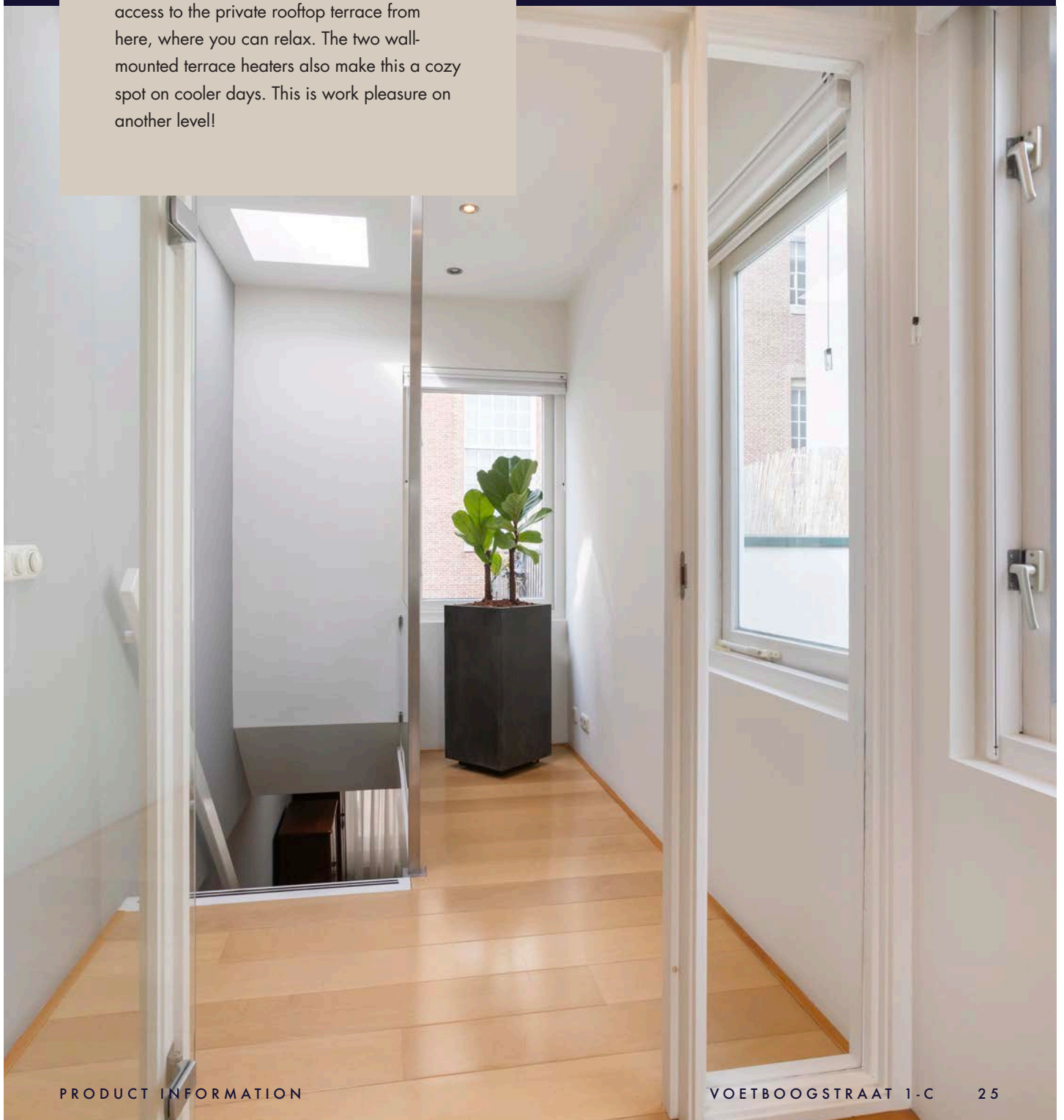


At the end of the rear hallway, with three windows overlooking the light court, you'll find the second entrance, a separate toilet, and a second large bedroom with its own luxurious bathroom. This bathroom is equipped with a walk-in shower with Sunshower and a sink with a heated mirror. This bedroom also borders the light court, ensuring a peaceful, pleasant living environment.





A staircase in the hallway leads to the upper extension, where you'll find a particularly pleasant workspace. This room is flooded with natural light thanks to numerous windows and features its own fully equipped kitchen with an oven, ceramic hob with extractor hood, refrigerator, and dishwasher. Whether you work from home, unleash your creativity, or simply seek a quiet place to retreat, this workspace offers everything you need. And as the icing on the cake, you have direct access to the private rooftop terrace from here, where you can relax. The two wall-mounted terrace heaters also make this a cozy spot on cooler days. This is work pleasure on another level!









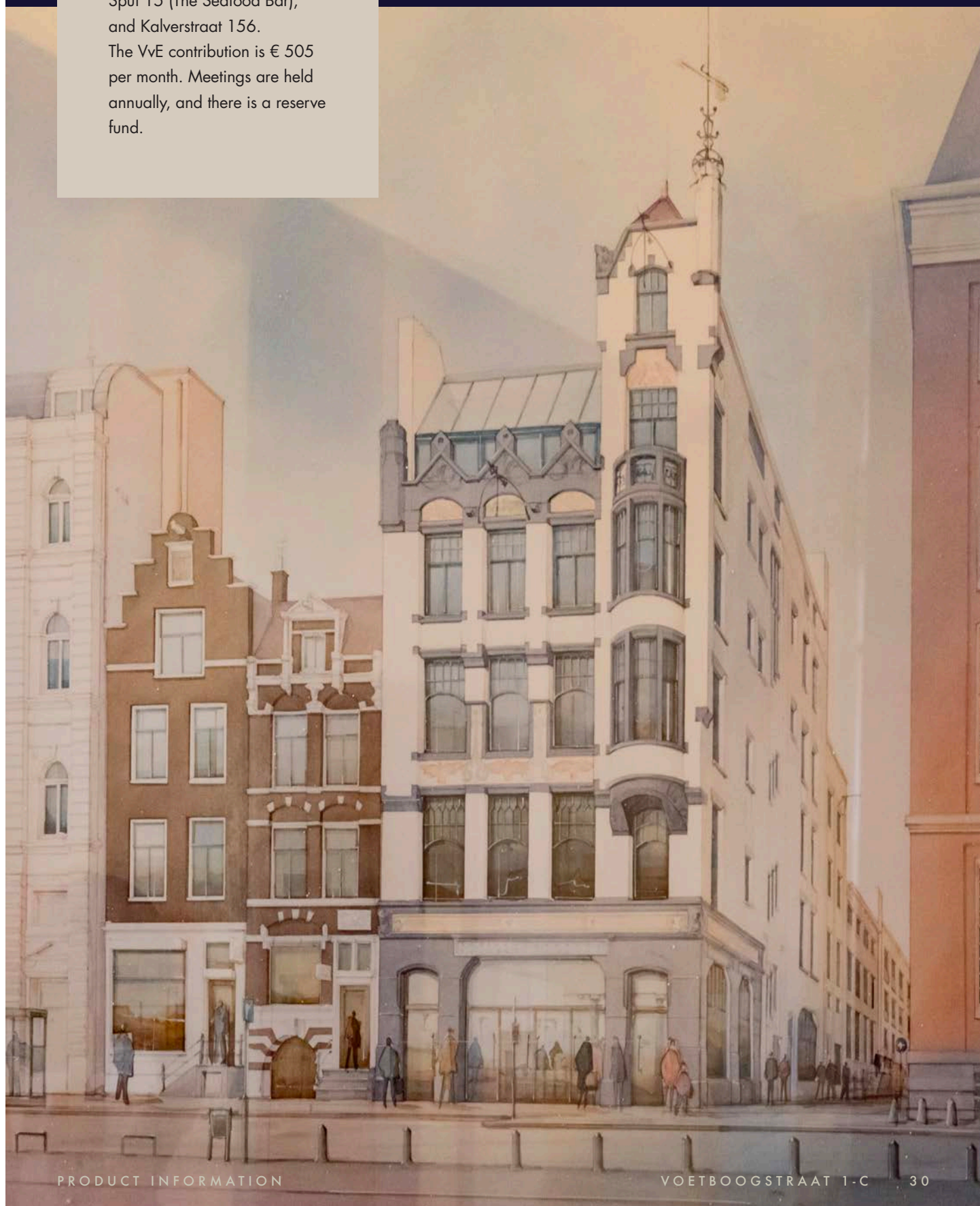


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VVE 'HELIOS'

The VvE 'Helios' comprises Voetboogstraat 1, 3, and 5, Spui 15 (The Seafood Bar), and Kalverstraat 156.

The VvE contribution is € 505 per month. Meetings are held annually, and there is a reserve fund.



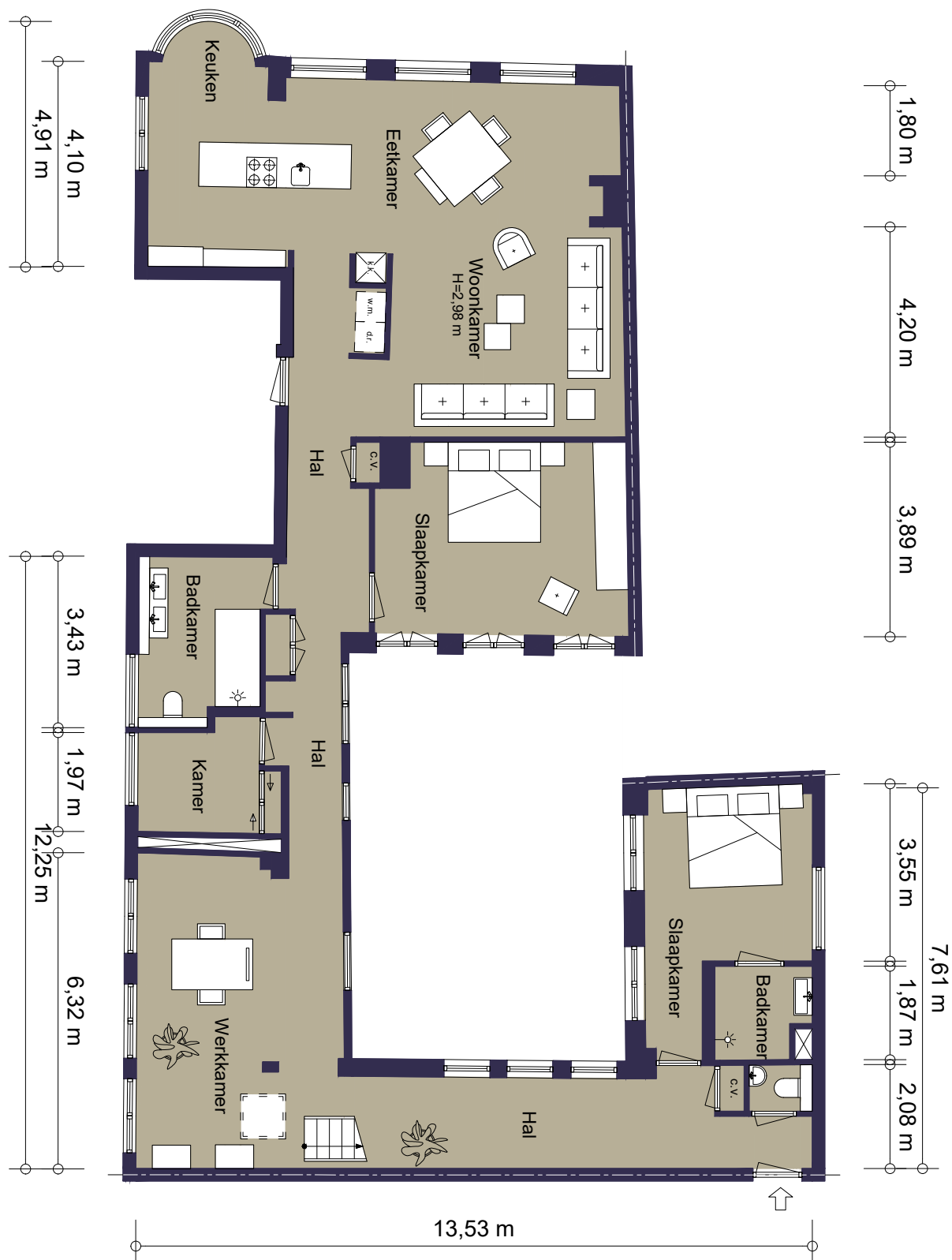


HELIOS (MONUMENTDESCRIPTION)

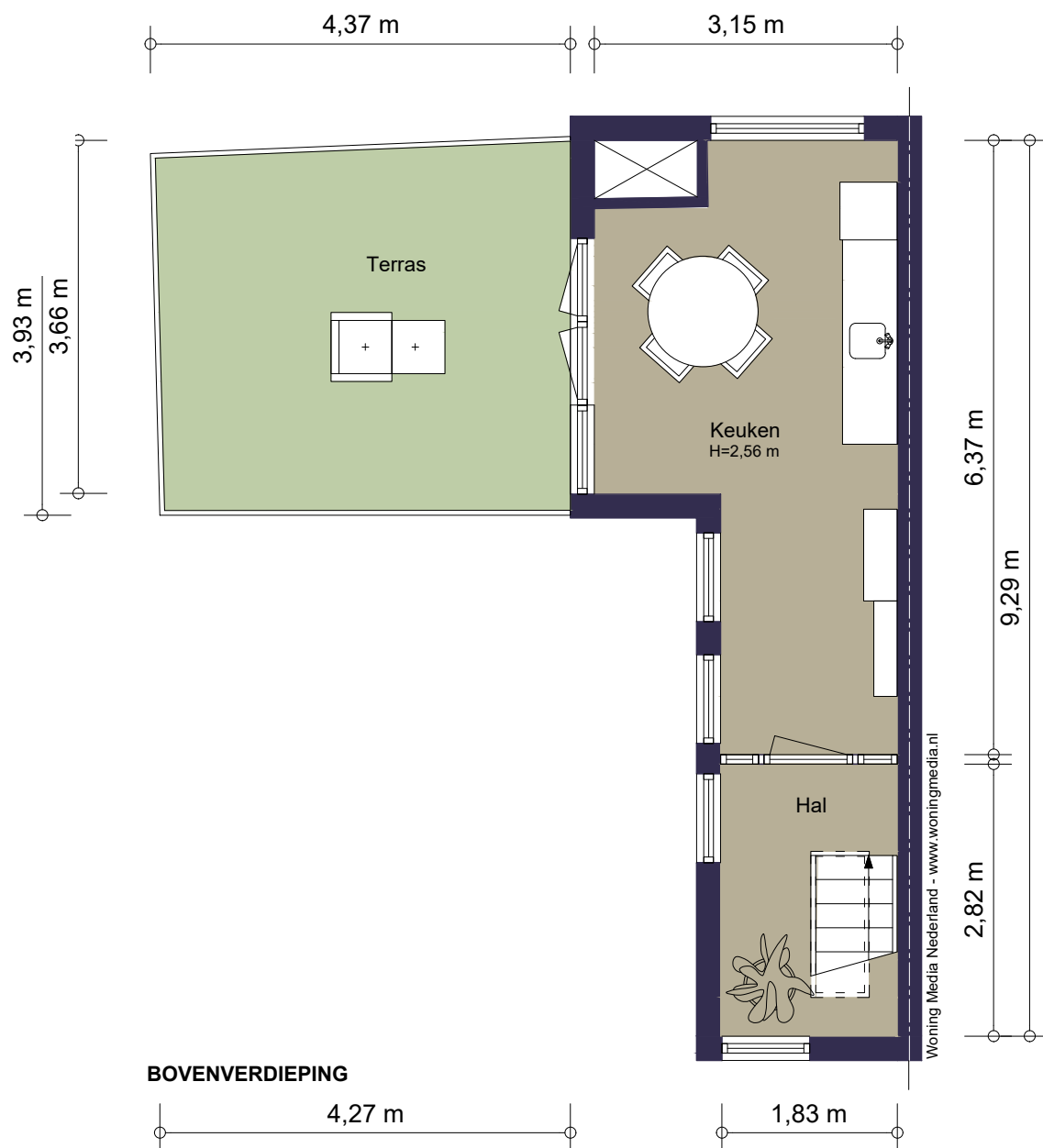
A shop (art gallery) with an above atelier apartment, established in 1895-1897. It was built for M. Büttinghausen, who set up his 'photographic studio' on the two upper floors. His name is displayed in mosaic on the frieze above the ground floor. The entire building is known as 'Gebouw Helios' and was constructed in the Art Nouveau style based on a design by architect G. van Arkel. The design was submitted in 1900 to the architectural competition at the Paris World Exhibition, where it won a bronze medal.

The reliefs were created by artists Van den Bossche and Crevels. The building has been remodeled several times. The front facade faces the Spui; the side facade faces Voetboogstraat. Already in 1899, a narrow section of the facade was added to the right side of the staircase windows on Voetboogstraat. This side facade was thus widened. In 1903, the courtyard was covered, and in 1909 Van Arkel remodeled the interior into the 'Maison Ledeboer' lunchroom, which closed its doors as 'Formosa' in 1969.

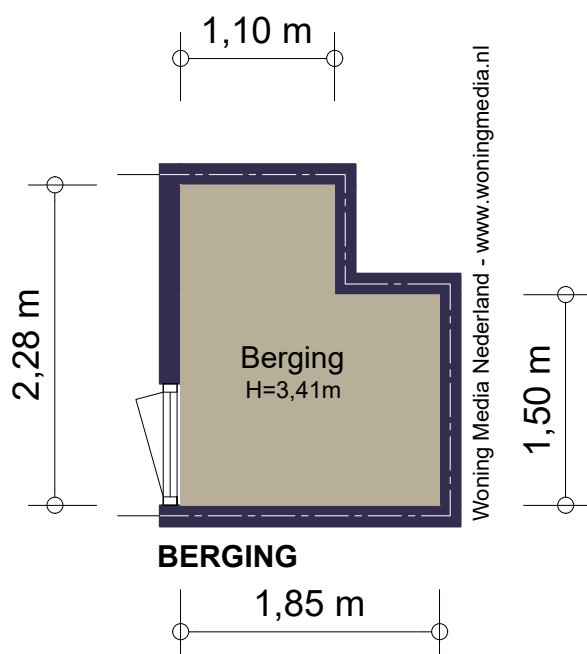
SECOND FLOOR



THIRD FLOOR



STORAGE ROOM



SPECIFICATIONS

OBJECT

Type	Upstairs apartment
Type	Apartment
Year of construction	1900
Current use	Living space
Current destination	Living

CHARACTERISTICS

Living area	193 m ²
Number of rooms	6
Number of bedrooms	3
Content	796 m ³
Building-related outdoor space	17 m ²

OUTDOOR SPACE

Roof terrace	Yes, 17 m ²
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DESTINATION

- + Destination of this object is living
- + There are similar homes in the area
- + Shops and public transport are within walking distance

PARTICULARITIES

- + Private land;
- + 193 m², of which approximately 172 m² is on one level;
- + Lots of privacy and light;
- + Elevator;
- + Private rooftop terrace and shared rooftop terrace;
- + Separate storage box;
- + Shared bike storage;
- + Foundation repairs carried out in 1995;
- + The front section of the building is a national monument.

CADASTRAL

Municipality	Amsterdam
Section	F
Index number	A51
Plot number	7403
Share	249/3060

Municipality	Amsterdam
Section	F
Plot number	7403
Index number	A33
Share	7/3060

MUNICIPALITY

- + No issues known to the Environmental Protection Agency
- + There are no known summons
- + No negative information known about the foundation

OWNERSHIP SITUATION

- + Full ownership

