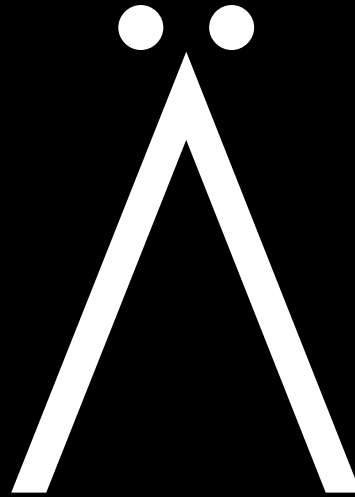


HAUSHÄB

4814/24 J. Cubas Street

DEVOTO



ONE CONCEPT, MULTIPLE WAYS OF INHABITING

[To inhabit]

1. To live in a certain place.
2. To build a habitat.

Develops



Plans

**MARANTZ
GAZZO HUCK
SAFDIE**
OFICINA DE ARQUITECTURA

Our partners

Dwell®
SAMSUNG



HAUSHÄB

Project: 4814/24 J. Cubas Street - DEVOTO

A close-up photograph of a green leaf, showing its intricate vein structure and several small, glistening water droplets. The leaf is oriented vertically, with the main vein running down the center. The background is a soft, out-of-focus green.

HAUSHÄB

[THE PROJECT]

HAUSHÄB is located in the traditional and emblematic neighbourhood of DEVOTO, it is designed for detail-oriented people who prioritize an urban lifestyle, without losing the unique essence of the neighbourhood life, where a variety of options are offered around the corner.

The integration between internal and external spaces was key when designing this project, forgetting about the limits to create spaces where the interior and the exterior integrate organically.

The apartments are presented in four-room typologies with spacious balconies and ensuite bedrooms.

In addition, it features a communal green terrace with top quality finishes and equipment in line with the style of the building.





[THE NEIGHBOURHOOD]

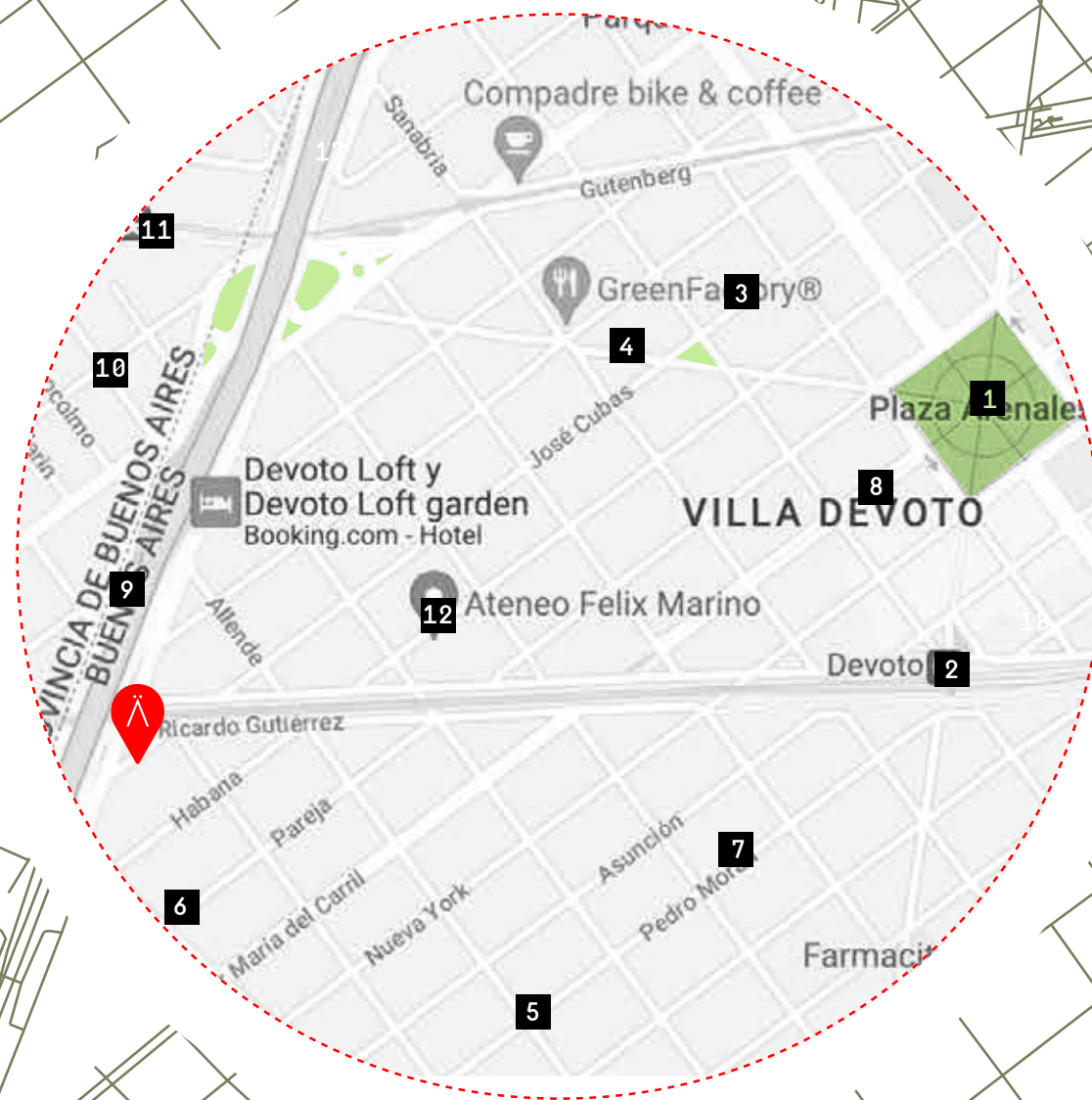
4814/24 Cubas Street [DEVOTO]

Villa Devoto is considered "The garden of the city" since it has more density of trees than any other Buenos Aires neighbourhood. Besides, there is less vehicular traffic compared to other areas of the federal capital.

Small shopping centers, parks, schools, sports establishments, cultural centers, and a booming gastronomic circuit converge in the surrounding area.

This emblematic neighbourhood is one of the most requested by families looking for a quiet, safe, residential place with easy accesses.

One of the trendiest spots in the city.



- | | |
|-----|-----------------------------------|
| 1. | Plaza Arenales [square] |
| 2. | San Martín train |
| 3. | 11-B Neighbourhood police station |
| 4. | Restaurant area |
| 5. | Shopping area |
| 6. | Public transport |
| 7. | Villa Devoto School |
| 8. | Antonio Devoto School |
| 9. | General Paz Avenue |
| 10. | Buenos Aires province |
| 11. | Urquiza train |
| 12. | Ateneo Felix Marino Club |



4814/24
J. Cubas Street
[DEVOTO]







[UNITS]



[TECHNICAL CHARACTERISTICS: Quality and design]

- Marble, granite, quartz or similar countertops, stainless steel sinks and kitchen furniture.
- Electric oven and electric or gas stove.
- Quality taps in kitchen and bathrooms. Brands: FV, Piazza, Deca or similar.
- Top quality carpentry and enclosures, with thermal and sound insulation, closet fronts, aluminum frame sliding doors.
- Porcelain or ceramic floors and top-quality porcelain or ceramic coverings.
- Bathroom appliances' brands: Ferrum, Roca or similar.
- Wood look vinyl flooring.
- Electric underfloor heating.
- Pre-installation for air conditioning [without the equipment].
- Cable TV installation.
- Home automation package to be defined.
- State-of-the-art automatic elevator.

[UNITS]





[UNITS]







[UNITS]







[UNITS]





[FLOOR PLANS]

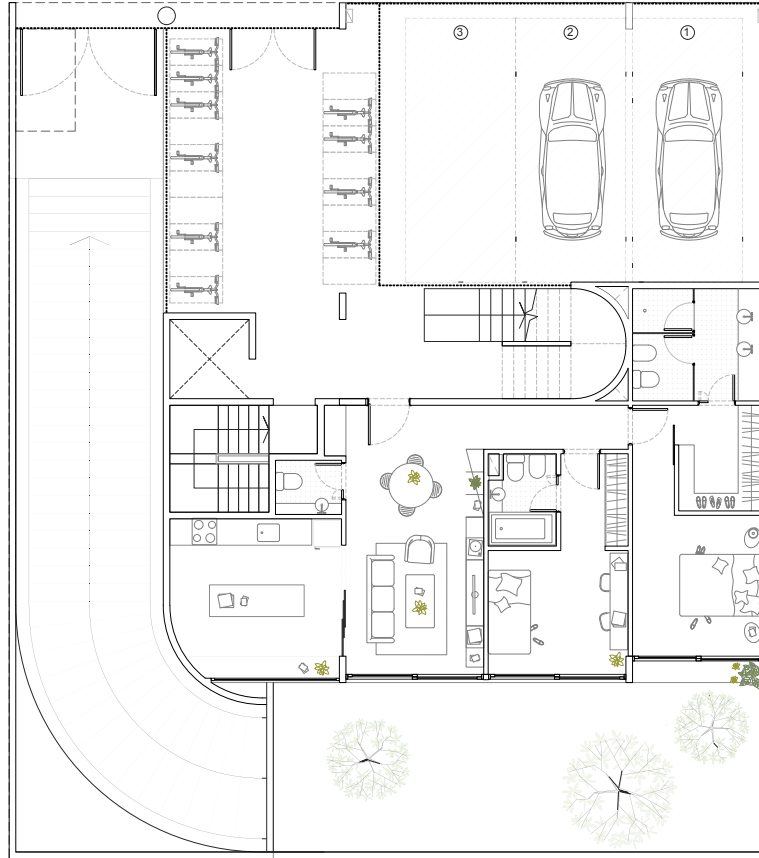
The surfaces are calculated according to provisional data that arise from the preliminary project, they may vary depending on its approval by the competent authority, and also on the final project and its construction once the corresponding structure and facilities have been incorporated. Those resulting from the horizontal property subdivision drawing that will be submitted for approval in due course will be considered final. The square meters do not include common surfaces of vestibules, stairwells, elevators, ground floor hall, janitor's room, machine rooms, garages or other common spaces of the building. The surface area that will emerge from the deed conveying title will be the one that arises from the drawing for private measurement and horizontal property division, which will not include any of the perimeter walls, nor the dividers of bordering units and common spaces. The holes, passages, ducts, etc. that go through the units are provisionally included, until the final sizing.

HAUSHÄB

GARAGE

3 PARKING SPACES

GROUND FLOOR

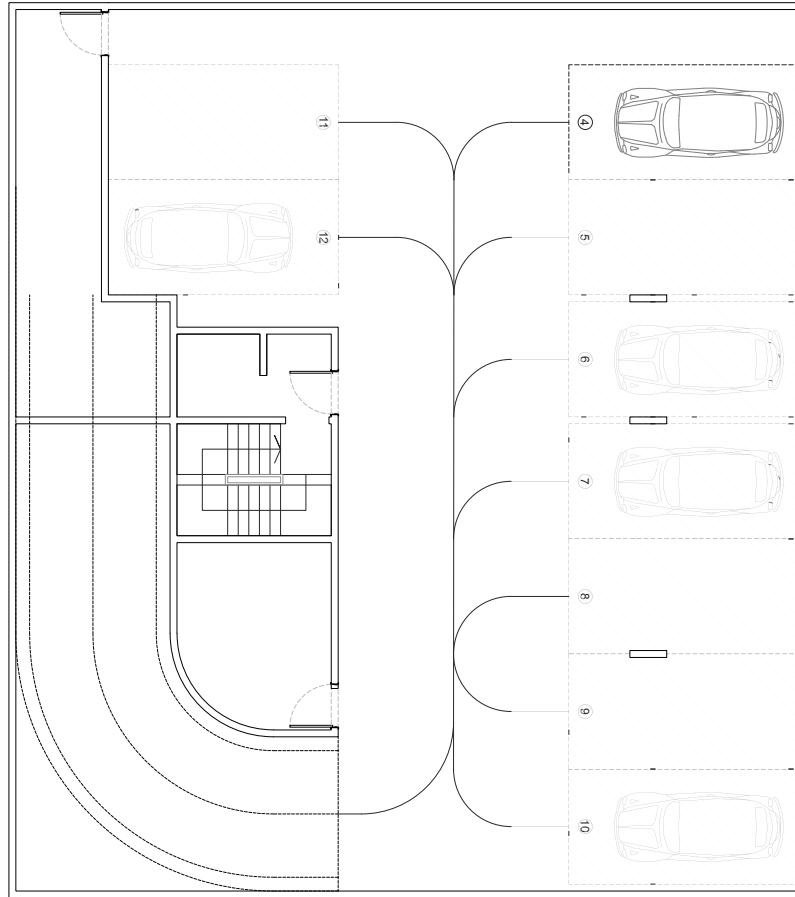


HAUSHÄB

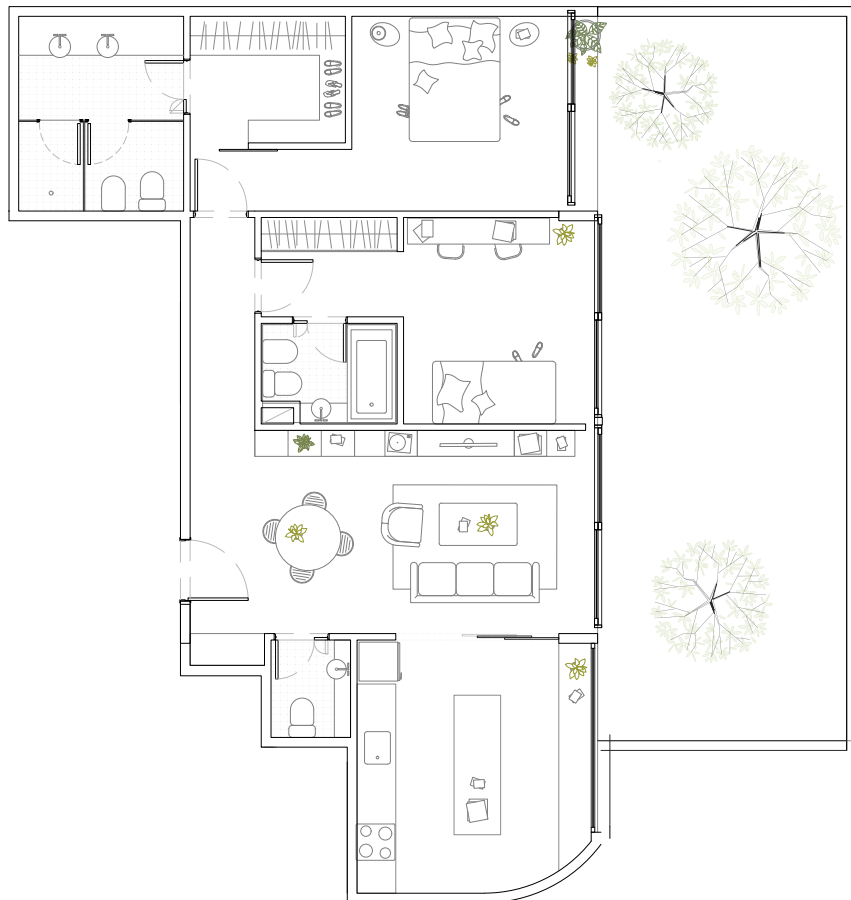
GARAGE

9 PARKING SPACES

1st UNDERGROUND LEVEL



HAUSHÄB



ROOMS: 3

Unit: 1

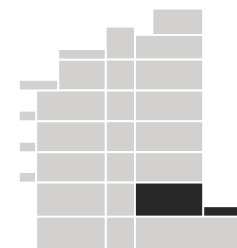
GROUND FLOOR

Indoor surface area: 90m²

Semi-covered surface area: 0m²

Outdoor surface area: 46m²

TOTAL: 136m²



HAUSHÄB

ROOMS: 3

UNIT: 101 - 201

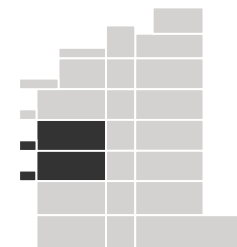
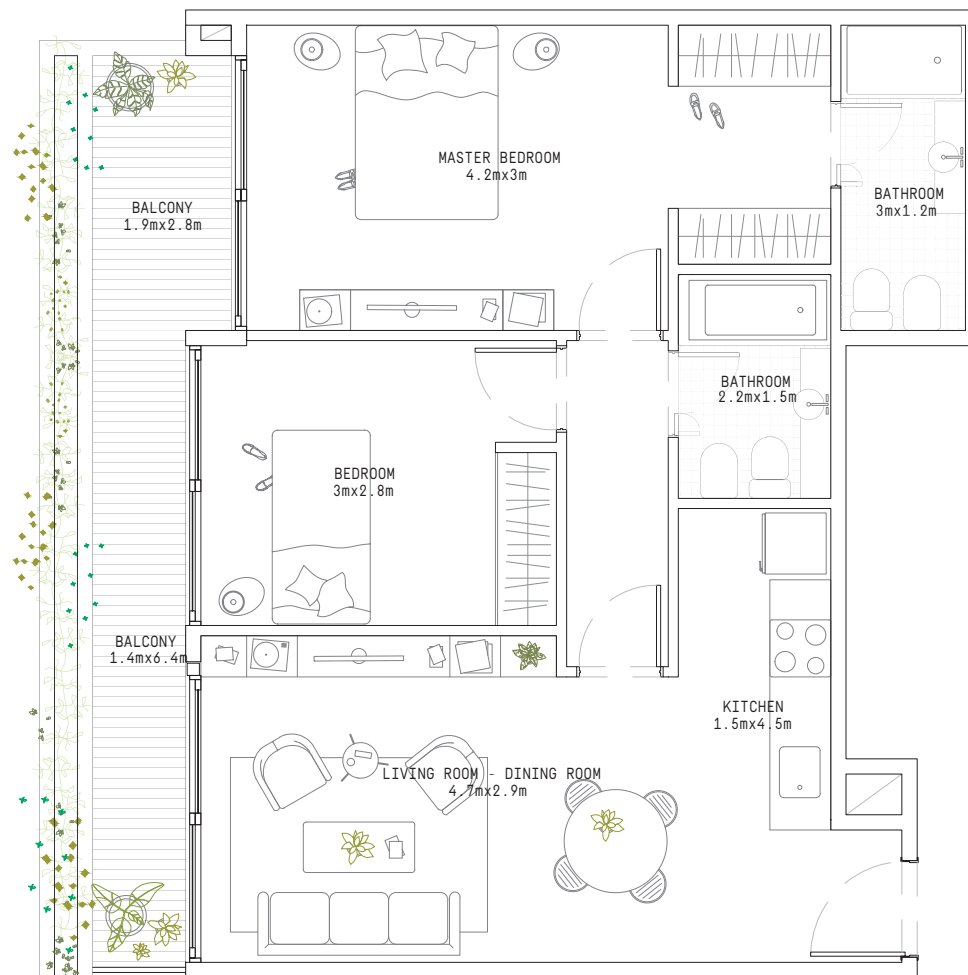
1st AND 2nd FLOOR

Indoor surface area: 66m²

Semi-covered surface area: 15m²

Outdoor surface area: 0m²

TOTAL: 81 m²



[FLOOR PLANS]



HAUSHÄB

ROOMS: 3

UNIT: 102 - 202

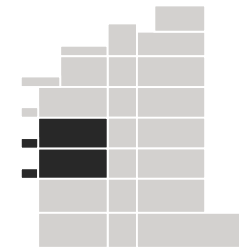
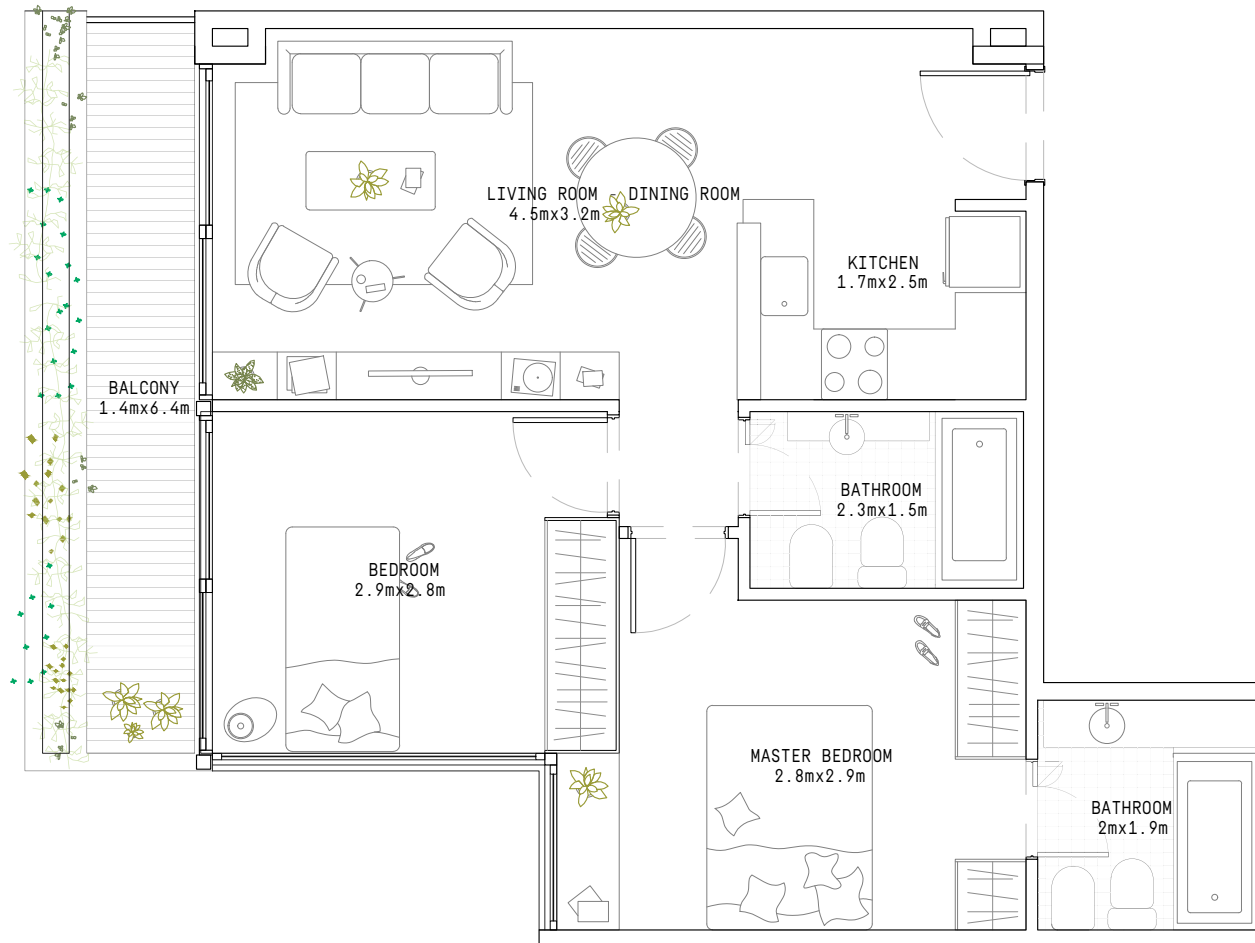
1st AND 2nd FLOOR

Indoor surface area: 56m²

Semi-covered surface area: 9m²

Outdoor surface area: 0m²

TOTAL: 65m²



[FLOOR PLANS]



HAUSHÄB

ROOMS: 4

UNIT: 103 - 203

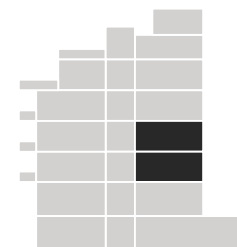
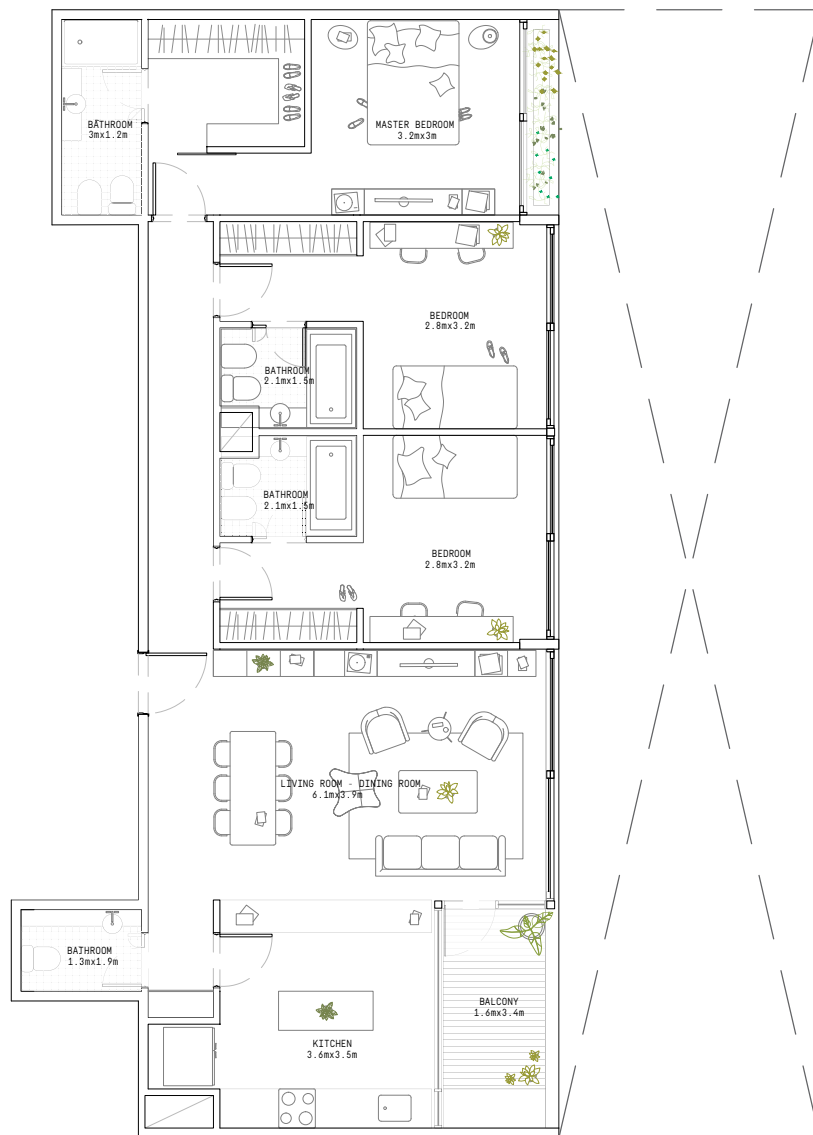
1st AND 2nd FLOOR

Indoor surface area: 112m²

Semi-covered surface area: 6m²

Outdoor surface area: 0m²

TOTAL: 118m²



[FLOOR PLANS]



HAUSHÄB

ROOMS: 4

UNIT: 301

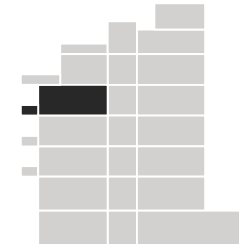
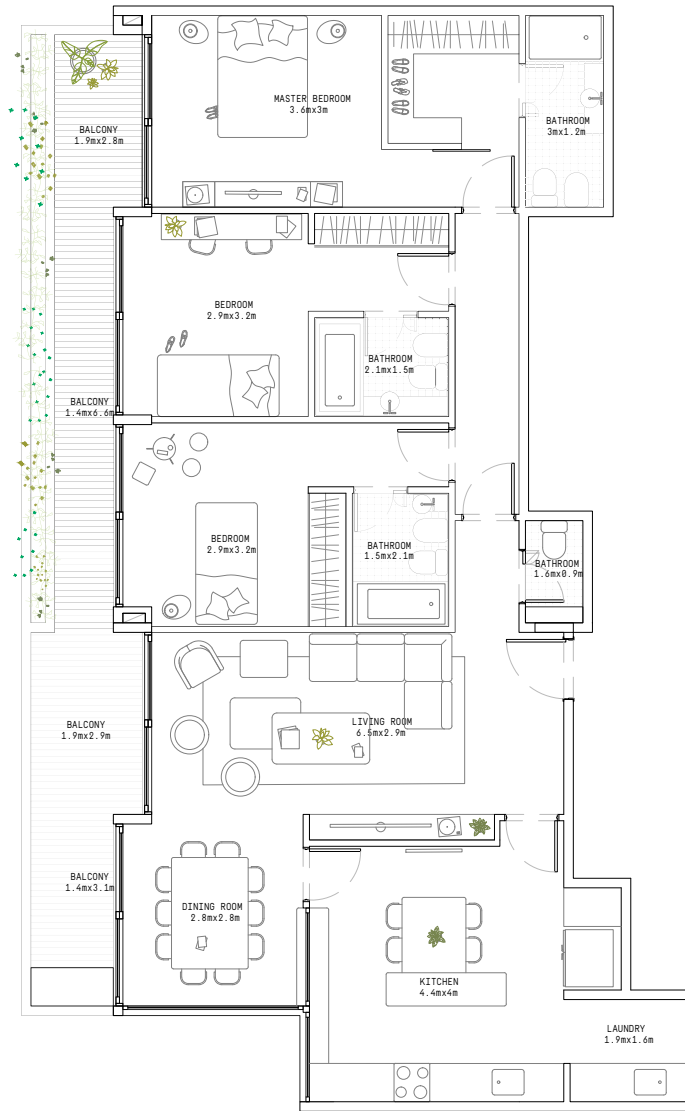
3rd FLOOR

Indoor surface area: 112m²

Semi-covered surface area: 25m²

Outdoor surface area: 0m²

TOTAL: 147m²



HAUSHÄB

ROOMS: 4

UNIT: 302

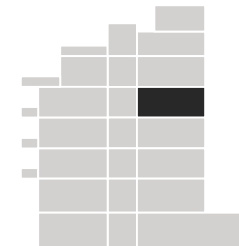
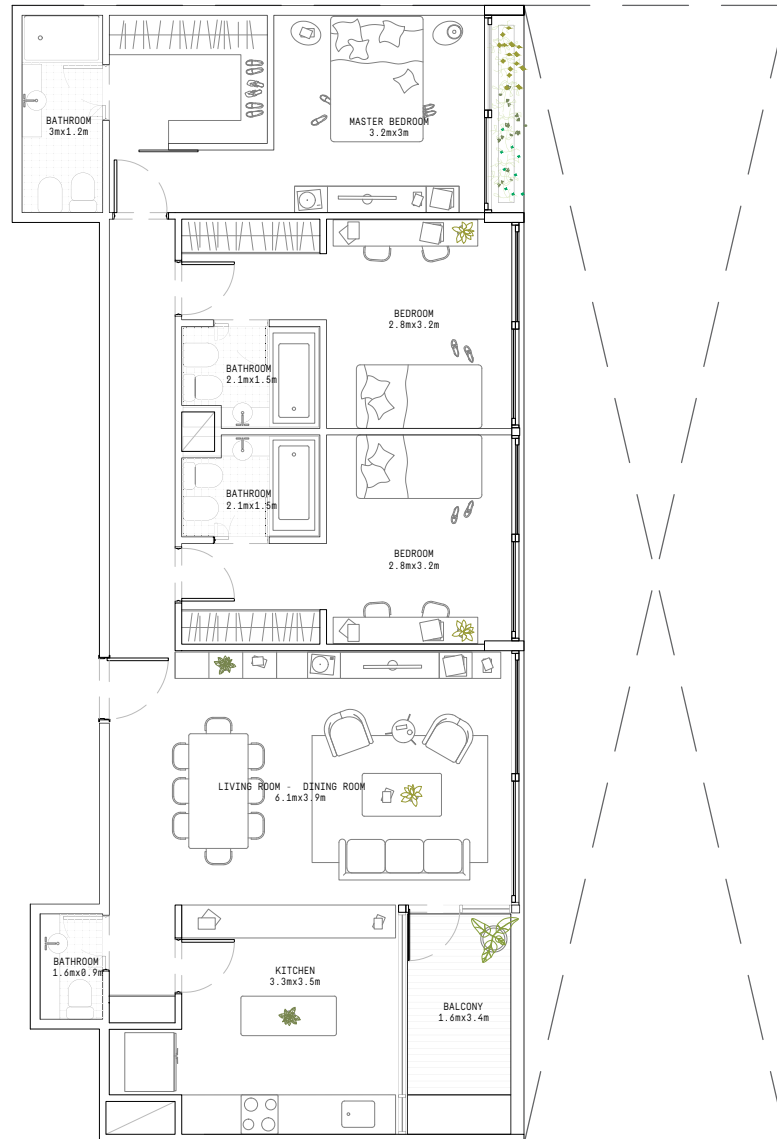
3rd FLOOR

Indoor surface area: 111m²

Semi-covered surface area: 6m²

Outdoor surface area: 0m²

TOTAL: 117m²



[FLOOR PLANS]



HAUSHÄB

ROOMS: 4

UNIT: 401

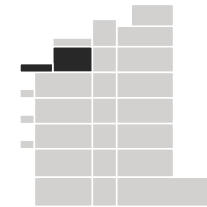
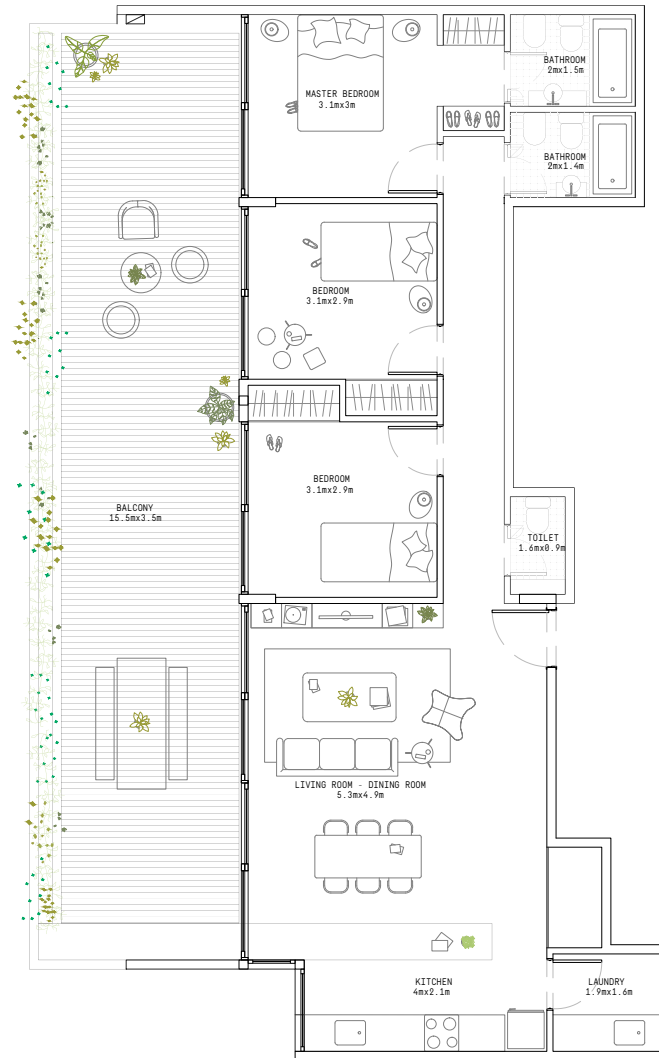
4th FLOOR

Indoor surface area: 95m²

Semi-covered surface area: 0m²

Outdoor surface area: 54m²

TOTAL: 149m²



HAUSHÄB

ROOMS: 4

UNIT: 402

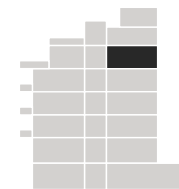
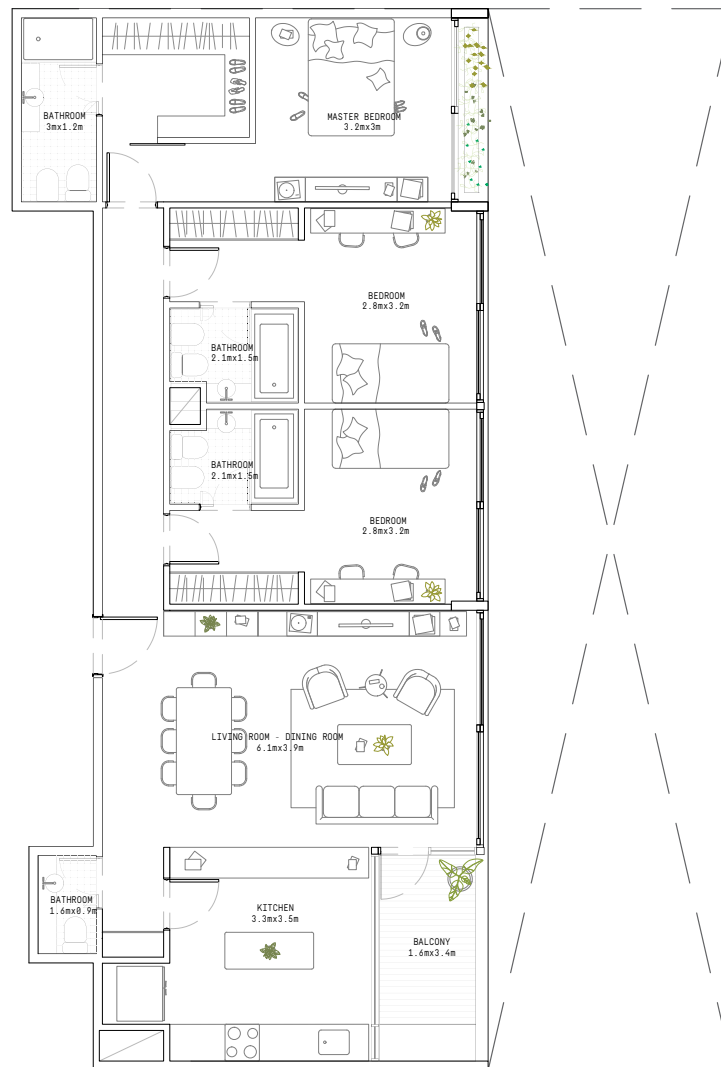
4th FLOOR

Indoor surface area: 108m²

Semi-covered surface area: 6m²

Outdoor surface area: 0m²

TOTAL: 114m²



HAUSHÄB

ROOMS: 4 DUPLEX

UNIT: 501 LL - UL

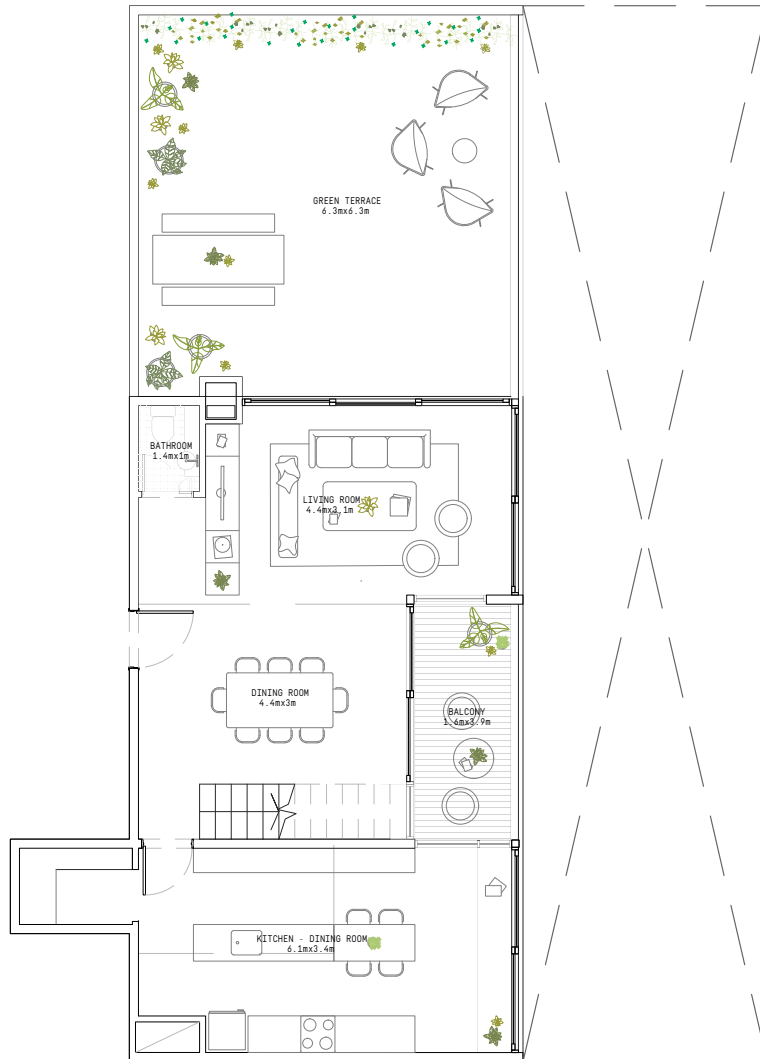
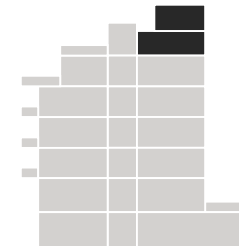
5th FLOOR

Indoor surface area: 112m²

Semi-covered surface area: 7m²

Outdoor surface area: 45m²

TOTAL: 158m²



HAUSHÄB

AMENITIES

Terrace

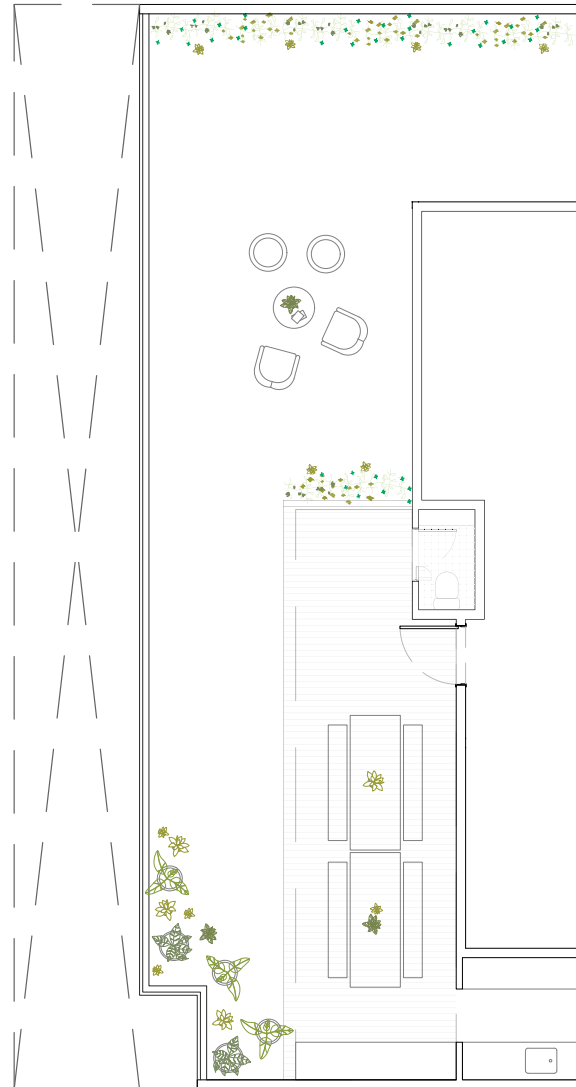
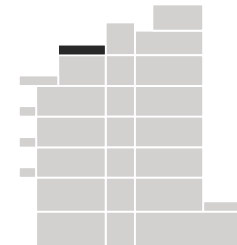
5th FLOOR

Indoor surface area: 7m²

Semi-covered surface area: 0m²

Outdoor surface area: 89m²

TOTAL: 96m²



HÄB

DESARROLLOS



hab.ar / hola@hab.ar / @habdesarrollos