

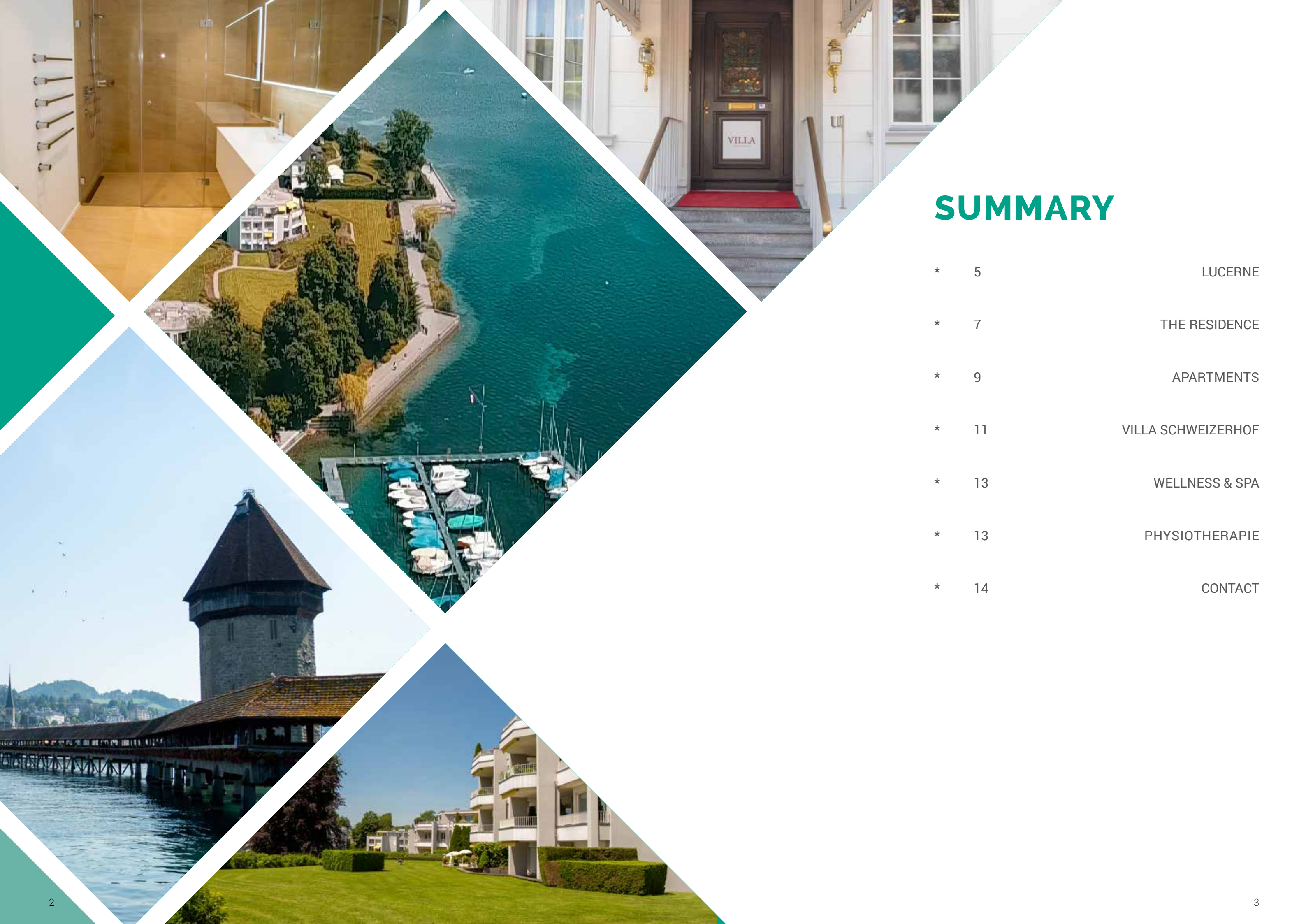
**Hausermatte**  
Bau- und Verwaltungs AG

# LAKESIDE RESIDENCE

Hausermatte, the ideal starting point for wonderful moments  
and most beautiful living.



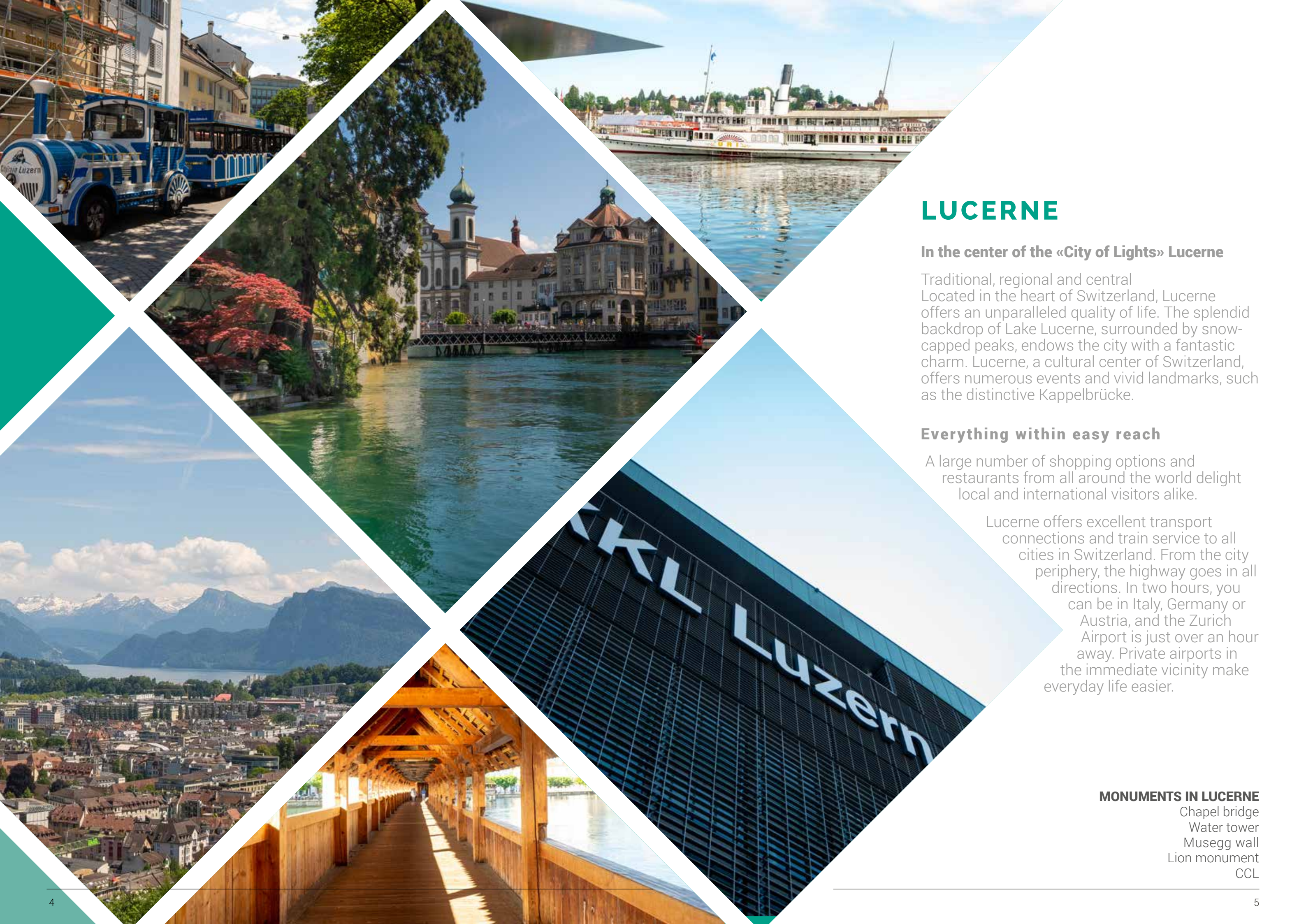




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# LUCERNE

## In the center of the «City of Lights» Lucerne

Traditional, regional and central  
Located in the heart of Switzerland, Lucerne offers an unparalleled quality of life. The splendid backdrop of Lake Lucerne, surrounded by snow-capped peaks, endows the city with a fantastic charm. Lucerne, a cultural center of Switzerland, offers numerous events and vivid landmarks, such as the distinctive Kappelbrücke.

## Everything within easy reach

A large number of shopping options and restaurants from all around the world delight local and international visitors alike.

Lucerne offers excellent transport connections and train service to all cities in Switzerland. From the city periphery, the highway goes in all directions. In two hours, you can be in Italy, Germany or Austria, and the Zurich Airport is just over an hour away. Private airports in the immediate vicinity make everyday life easier.

### MONUMENTS IN LUCERNE

- Chapel bridge
- Water tower
- Musegg wall
- Lion monument
- CCL





## THE RESIDENCE

The extravagant property Hausermatte is situated directly on the lakefront, along the lakeside path, in the lively city of Lucerne. Completely self-contained, Hausermatte's well-maintained park landscape offers a magnificent view of non-public space in which eight light-filled homes are situated, each at a generous distance from the others.

### At the center of culture and society

Hausermatte is the ideal starting point for everything that Lucerne and Switzerland have to offer. The Cultural and Convention Center (CCC), theaters, art galleries, tourist attractions and restaurants can be reached on foot, and the Alps are within an hour's drive.

The center of the historical Old Town of Lucerne and the train station are just a few minutes away. Bus stops and the lakeside promenade are located right in front of the park gates, and passenger boats dock nearby.

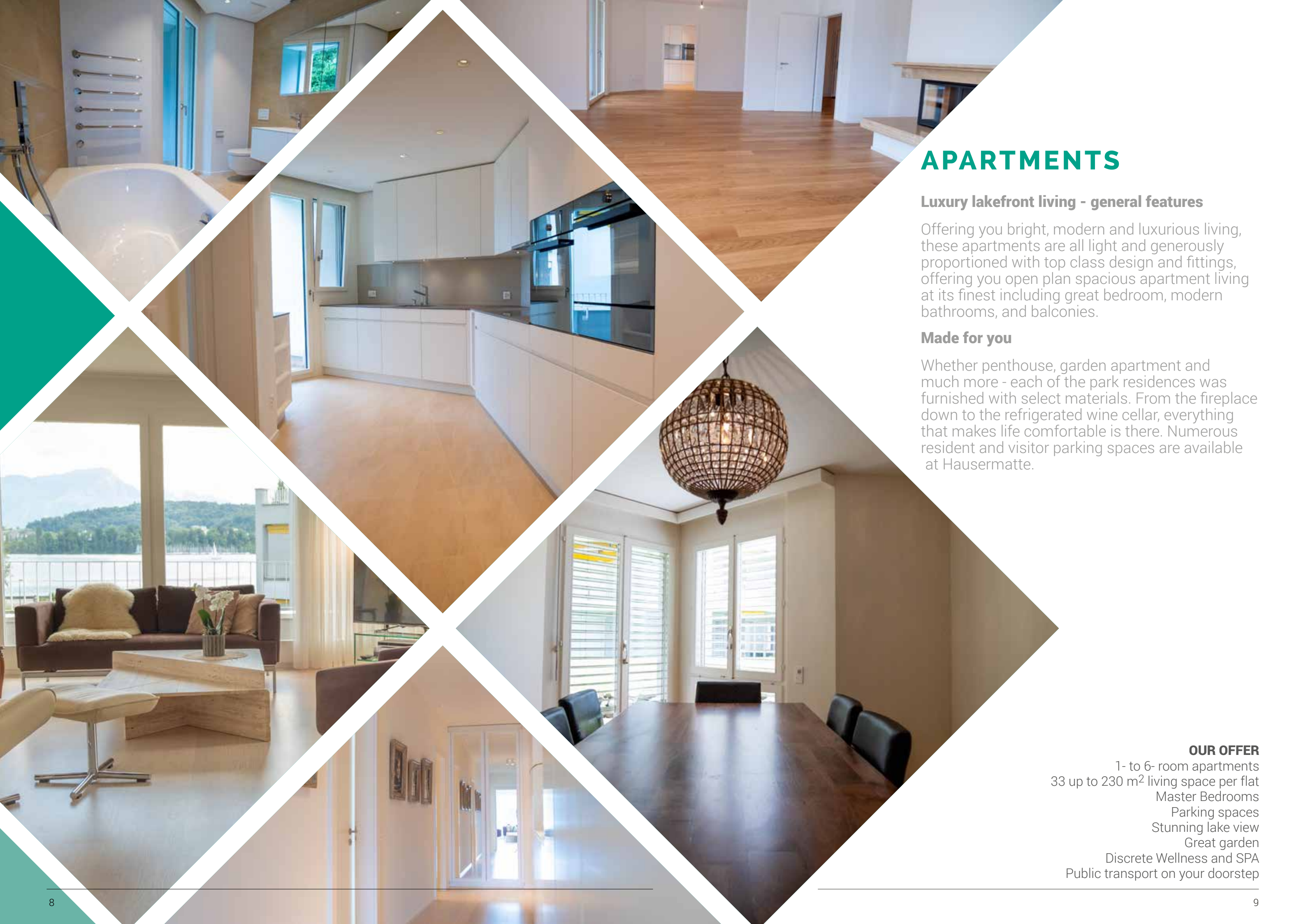
### Freedom, leisure and security

Tranquility, discreetness and security for privileged living at an exclusive location: Hausermatte is a world of comfortable living, from the indoor pool and whirlpool, sauna, solarium and fitness room to the restaurant, hotel, massage and therapy center. The services are also unique: pool staff, garden maintenance staff, professional caretaking and monitoring of the property by a security firm.

### LIVING SERVICES

Discreet and safe housing  
56 rental apartments  
Top location in the city of Lucerne  
Stunning lake-views  
Generous park within over 30'000 m<sup>2</sup>





## APARTMENTS

### Luxury lakefront living - general features

Offering you bright, modern and luxurious living, these apartments are all light and generously proportioned with top class design and fittings, offering you open plan spacious apartment living at its finest including great bedroom, modern bathrooms, and balconies.

### Made for you

Whether penthouse, garden apartment and much more - each of the park residences was furnished with select materials. From the fireplace down to the refrigerated wine cellar, everything that makes life comfortable is there. Numerous resident and visitor parking spaces are available at Hausermatte.

### OUR OFFER

- 1- to 6- room apartments
- 33 up to 230 m<sup>2</sup> living space per flat
- Master Bedrooms
- Parking spaces
- Stunning lake view
- Great garden
- Discrete Wellness and SPA
- Public transport on your doorstep





## VILLA SCHWEIZERHOF

### The restaurant next door

The culinary VILLA at the lake, a favorite spot for culinary regional dishes, is just a few steps away. Experience attention to detail at lunch and dinner or have your meal delivered to your own residence.

The VILLA Schweizerhof offers an enchanting ambience with a spacious terrace in the beautiful garden. The quiet atmosphere invites you to family celebrations, christenings or weddings. There is also plenty of space and infrastructure for parties or conferences in a dignified setting.

### DINING, EVENTS, ACCOMMODATION

Delicious restaurant up to 60 persons  
Exclusive food delivery  
1 hotel traditional room  
Salon for 6 to 20 persons  
Meeting room up to 12 persons  
Parking





# WELLNESS & SPA

## Be relaxed and stay fit

Daily opening hours for gymnastics room, wellness and swimming pool area for relaxing in the private residence. Your authentic oasis for the well-being of body and soul.

- 2 private saunas with relaxation area and fine aesthetic scents
- 2 solariums for a beautiful tan
- 16.6 m long indoor swimming pool
- 1 Whirlpool
- Fitness room with treadmill, ergometer and elliptical trainer
- Tennis courts next door
- Swimming pool and whirlpool
- Towel service and competent staff

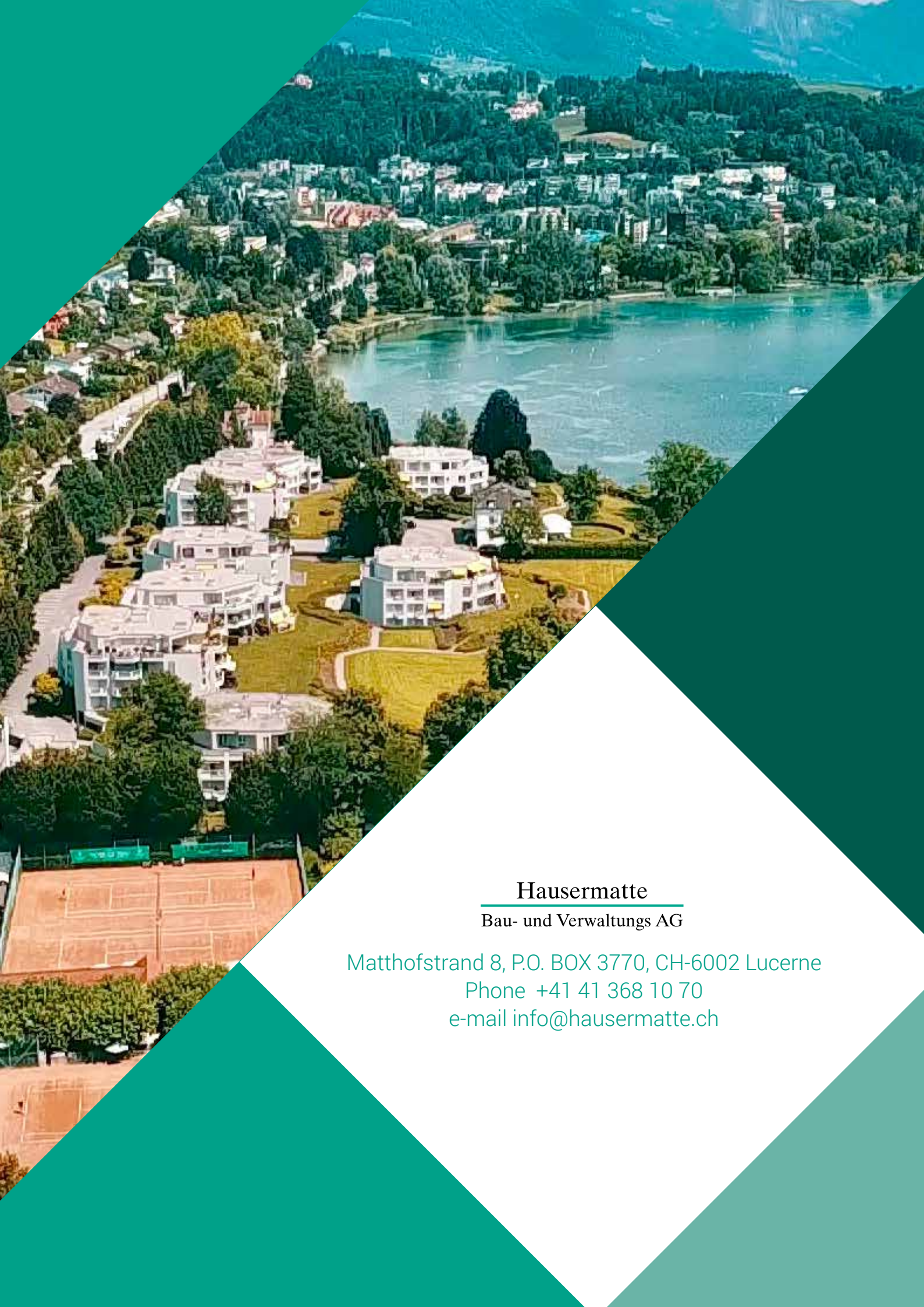
# PHYSIOTHERAPIE

Whether pure massages or therapeutic support by specialists, water therapy or Pilates for a change of everyday life, the Hausermatte Therapy Centre will be happy to help you. The therapy centre is very popular with residents and, of course, also with external customers.

## EXPERIENCE

- Relaxing in a private residence
- Private sauna
- All-year solarium
- Professional therapeutic support
- Massages
- Wellness of body and soul





## Hausermatte

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