

take a
deep
breath



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facts for taking a deep breath

- 19 floors
- Green House Concept®
façade greening
- 213 privately financed condos
- 18 different and flexible
cross sections
- from lofts to 4 room condos
- All condos with
balcony or terrace
- Rooftop pool with a unique
panoramic view across Vienna
- Attractive common areas
- Own underground car parking
with 77 parking lots
- Located in the trendy quarter
Nordbahnhof
- In the city center of Vienna
- Excellent connection to the
public transport system
(subway, railway S-Bahn,
train, tramway, bus)
- Facilities for shopping,
leisure time and relax
in the immediate vicinity
- Sustainable living
- Low energy building class A

TABORAMA

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19 floors invite you to take a deep breath

rooftop pool

The rooftop pool, an area that offers activity and relax at any time. Enjoy both, the stimulating water and the meditative panorama of Vienna.

ample open spaces

Top-class convenience available in every condo. You have to take just one step to be outdoors. Even the smallest units are equipped with balconies or condos. Just here to take a deep breath.

modular living

Individuality is in the fore. Modular design caters for specific needs with respect to floor plans. Designed to meet your personal wishes and to fit to your life style.

greenery with an eye on technology

District heating and cooling for low CO₂ emissions and energy saving, controlled living space ventilation with heat recovery and sophisticated control of the room climate. Non-load bearing interior walls are insulated with sheep wool, a resource friendly material, which is comfy and protects your health.

interaction

No matter whether you stay in the sauna, the fitness room or the boulder room – the feel-well barometer reaches top levels. There is a lot of space for leisure time and communicative events.

urban gardening

Right in the center of the second district: your herb garden. The common garden area provides you with pure organic products right in your surroundings. It is common knowledge that food should not travel too far.

very familiar with flora and fauna

Spacious flower planters, partially with automatic irrigation and cooling plants on the façade to improve the micro-climate, intensive roof vegetation collects rain water to reduce the strain on the drainage system. Particular nesting boxes provide a home for songbirds. Everything feels completely natural.





at home above Vienna's roofs



I need some fresh air, so I will stay at home

- Light-flooded rooms
- Carefully designed floor plans
- Floor heating in every condo
- Floor cooling in summer time, floor heating in winter time
- Floor-flush showers in selected condos
- All condos with balcony or terrace
- Spacious terraces in the 12th floor
- Room heights of up to 3 meters in the 4th, 9th and 12th floor
- Each condo has a cellar compartment
- Additional storage rooms on demand



Here you find everything at once you would have to search for elsewhere: Relax, comfy and luxurious features combined in an individual way tailored to your needs. You do not enter your condo, you simply come home to let go everything. Rush and stress stay outside. This is what we mean by taking a deep breath.

modular living

You want to adjust a certain cross section and convert a 3-room condo into one with 2 rooms? You can! If desired, certain walls of your property may be **removed or new ones erected**. Talk to our sales team, it will be pleased to assist to realize your desires.



DESIGN SUGGESTIONS (Dimensions might vary slightly)



**TOP 109,
9th floor
2 rooms
55 m² living space
with 15 m² balcony**



**TOP 151, 13th floor
3 rooms
76 m² living space
with 44 m² balcony**

**TOP 206, 19th floor
4 rooms
97 m² living space with
45 m² balcony**



on our end taking
a breath is on top



Holidays without booking? There is nothing better. You will just love the pool at the rooftop of the Taborama as well as you will be enjoying the panorama view across Vienna's roofs, the Danube and the famous sights of the city. As you can see - on our end taking a breath is on top.



I love every color, as long as there is green

Nature prides itself with thousands of shades of green. So does your condo in the Taborama. Our architects have put their focus in particular to one particularly important design element: to the view. From your home-office work to the dinner on the balcony: Due to the great variety of floor plans, the building will meet every living need.



Nowadays, beautiful living is different. The focus is not only on a comfy home of one's own. The immediate surrounding must also be appropriate. The Taborama offers you extraordinary features.

what are you doing here? taking a breath!



i am in the garden for a moment

Keywords: Urban gardening The Taborama includes everything. Create your own small herb garden. Oregano and others, recently picked for your personal favorite recipe. Just delicate!

we are family

Keywords: Areas for socializing. Rooms for common use turn the Taborama into an oasis of well-being. There are zones for encounters between young and old people indoors as well as in the open air. But there is also room for those who want to stow away things: Additional storage facilities are for sale.



active and attractive

Keyword: do it! Fitness, sauna and relax. Anyone who wants to do themselves good can find generous places to take a deep breath. The facilities invite you to stay fit. Just convert the Taborama into your place of power.



our strategy

The properties of STRABAG Real Estate are characterized by vision and farsightedness. The sensitivity for the needs of our partners and our customers converted the SRE into one of the leading European real estate developers. This implies financial strength, reliability and strict adherence to agreements as well as awareness of social changes.

eco-base

Our concept eco-base® ensures sustainable construction while conserving resources. This applies to everything, energy consumption, energy efficiency classes, the structural shell and thermal insulation. The Taborama meets the low energy standard class A.

wohn-base

SRE developed the concept wohn-base® in close cooperation with experts from future studies. From the common wellness zone with sauna, fitness and relaxation area to the convenient shop-base, where goods and packages can be delivered in secured boxes; from the guest lounge for visitors to the event / office base, a general room for leisure time and work: Exceptional features of the Taborama offer you more time for yourself, an increased flexibility, a higher level of security, and better social networking.

Ask our Salesteam about the SRE Mehrwert Package.

STRABAG REAL ESTATE **MEHRWERT**

amid nature in the second district



One of the biggest urban development areas in Vienna: The quarter of Nordbahnviertel in the second district. The area of the Taborama is trendsetting and stands for innovative urban living in the city. An extraordinary infrastructure with all social facilities is emerging. The up-and-coming neighborhood with its state-of-the-art offices, schools, the campus, kindergartens and health centers offers everything to enjoy life to the fullest – in a residential area with a low-traffic location. On the other side there are the blues and greens of the Prater with its floodplains and the river Danube. A huge recreational area just on your doorstep. An up-to-date urban quarter invites you to take a deep breath.

“trend nordbahn-
viertel – new life for
bars and restaurants”.



best network ever

Perfect connection to public means of transport, subways U1 and U2, tramway no. 5 and O. The junction Praterstern offers more connections to public means of transport, and even the airport can be reached within 20 minutes by means of the railway line S-Bahn. The location of the Taborama could not be better.

i am on the island

Just next to you: Vienna's most popular recreational area, the island on the Danube, Donauinsel. A recreational paradise for boat or bicycle trips, swimming, relaxing on meadows and in four public summer baths.

the old Danube – new ideas

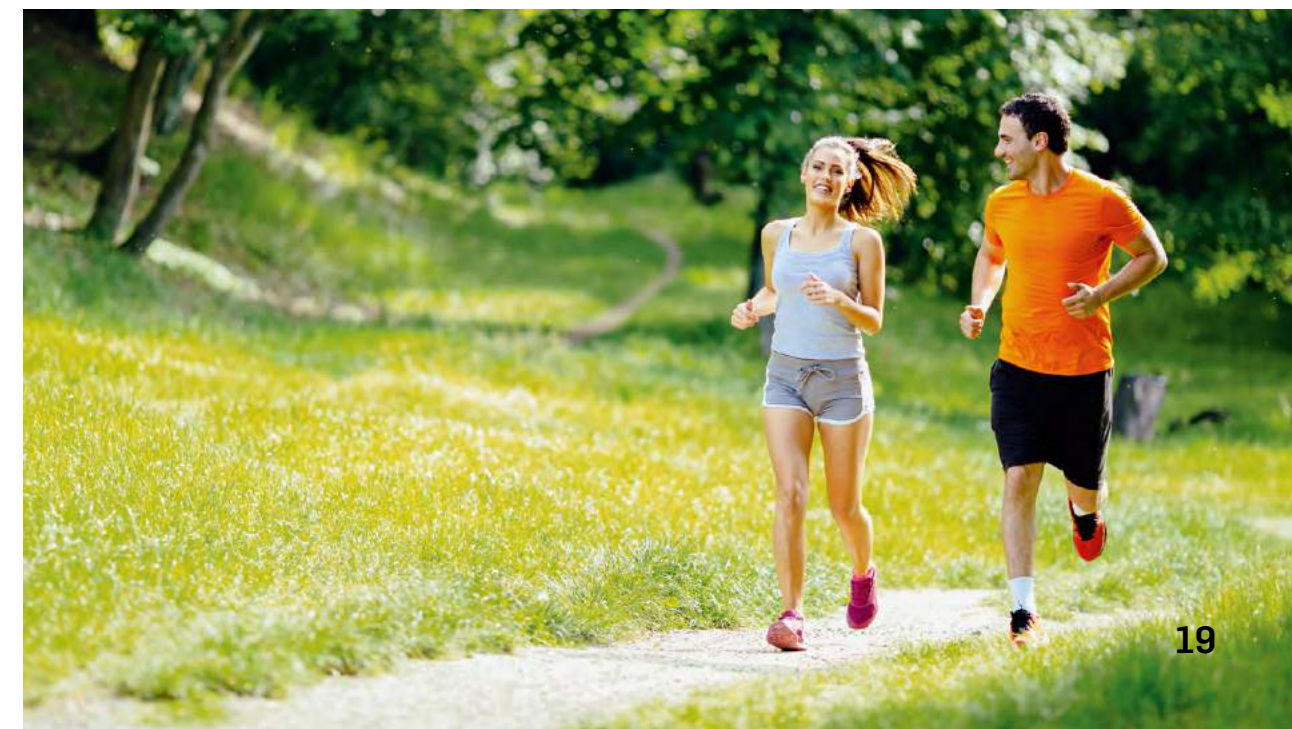
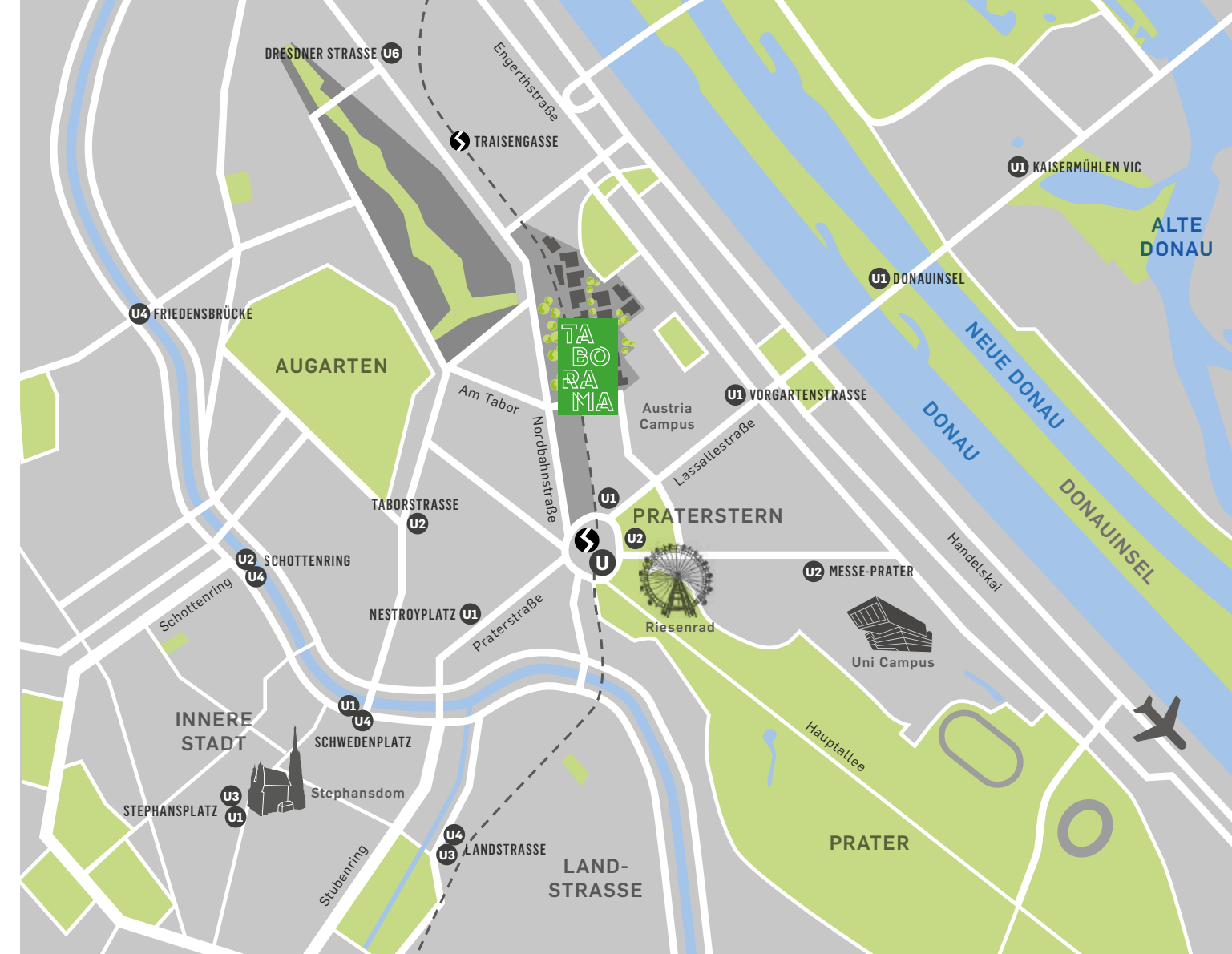
A project initiated by the EU and the city of Vienna is called “Integrative water management LIFE+ Alte Donau (Old Danube)” and it aims at the ecological conversation of flora and fauna and maintaining the best water quality, among other measures by means of an innovative biological ground filter.

flowers of the prater for your relax

It is with a good reason that the floodland of the Prater is said to be a natural treasure which has contributed to convert Vienna into the most liveable city, a title the city won for the 10th time. Use the 6 km² big “green lung” of the city to take a deep breath.

an area with an intellectual touch

Two educational campus locations for around 2,500 children and adolescents (the completion of an area built according to the „Campus plus“ model is planned for September 2020), the University of Economics and Business (WU Wien), the University of Applied Sciences of Vienna (FH bfi Wien), the Vienna Adult Education Center (Wiener Volkshochschule) and other planned projects give the area of Taborama an intellectual flair.



your sales team

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