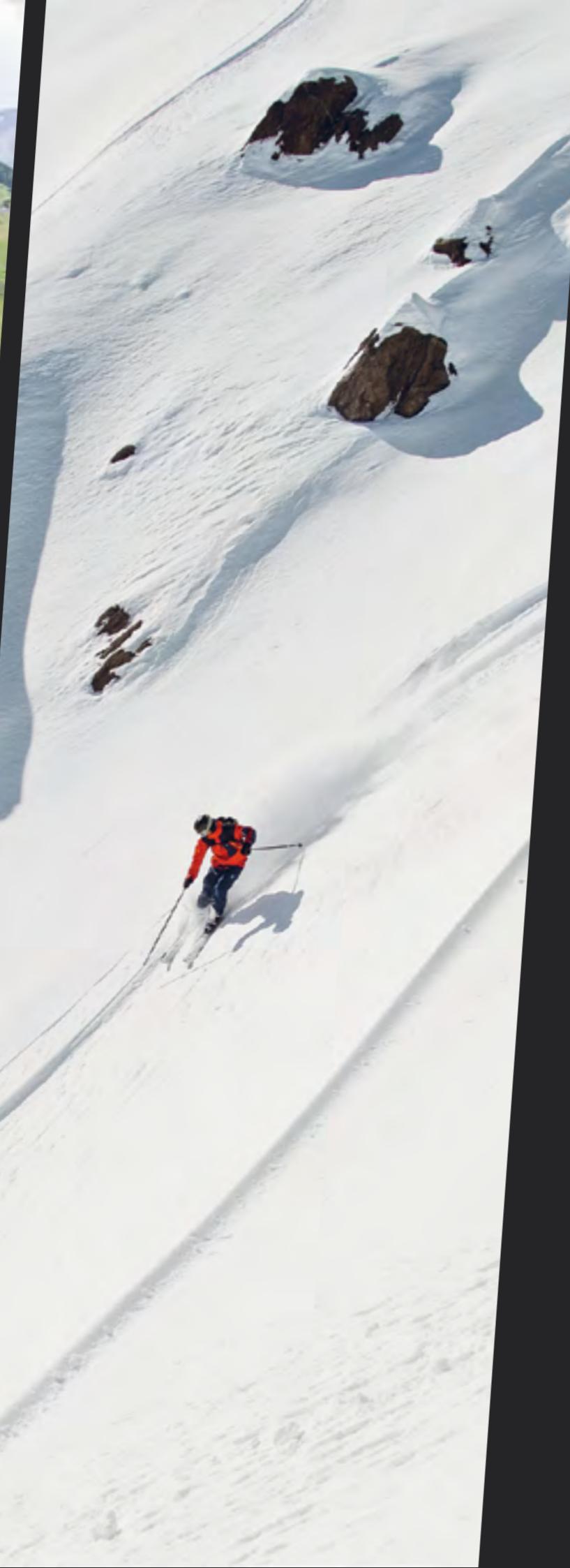




GOTTHARD
Residences & Penthouses

Radisson BLU
REUSSEN, ANDERMATT



Welcome to Andermatt, the best in Alpine living

A destination without compare, Andermatt, set in the heart of the Swiss Alps, offers 180km of pistes, outstanding off-piste skiing, world-famous cycling, an award-winning 18-hole golf course and some 500km of hiking trails.

But more than this, it is a year-round destination for those in the know. The charming village offers residents an unmatched lifestyle with attractions including a concert hall, the five-star Chedi Hotel, three Michelin-starred restaurants and great shops, all on hand.

The Gotthard Residences offer the opportunity to experience the best in Alpine living with a limited collection of one to three bedroom apartments and penthouses. Each offers access to the outstanding services and extensive leisure and recreational facilities of the 4-star superior Radisson Blu Hotel Reussen.

It's an incredible way to experience Andermatt - and the best in Alpine living.

A journey worth traveling



Cradled by the awe-inspiring peaks of the Ursen Valley, Andermatt offers untouched Alpine countryside like no other Swiss mountain village, and yet it offers fast access to the heart of Europe and beyond, by road, rail and air.

BY CAR: A one hour drive from Lucerne, one-and-a-half hours from Zurich, two from Milan and four from Munich and Stuttgart. The journey is mainly via expressways.

BY AIR: A choice of international airports including Zurich, Basel and Milan are all under two hours' drive whilst private planes can utilise Buochs, just 45 minutes away.

BY TRAIN: Andermatt is easily accessible by train from destinations such as Lucerne, Zurich, Lugano and Milan.

Just ten minutes' drive from the north-south autobahn means easy access to Zurich, Basel and Milan - and, for a change of scenery, take a trip to Lake Como, just a two-hour drive away.

Andermatt offers the ideal destination and the ideal spot from which to enjoy the best that Europe has to offer.

An exceptional year-round Alpine destination

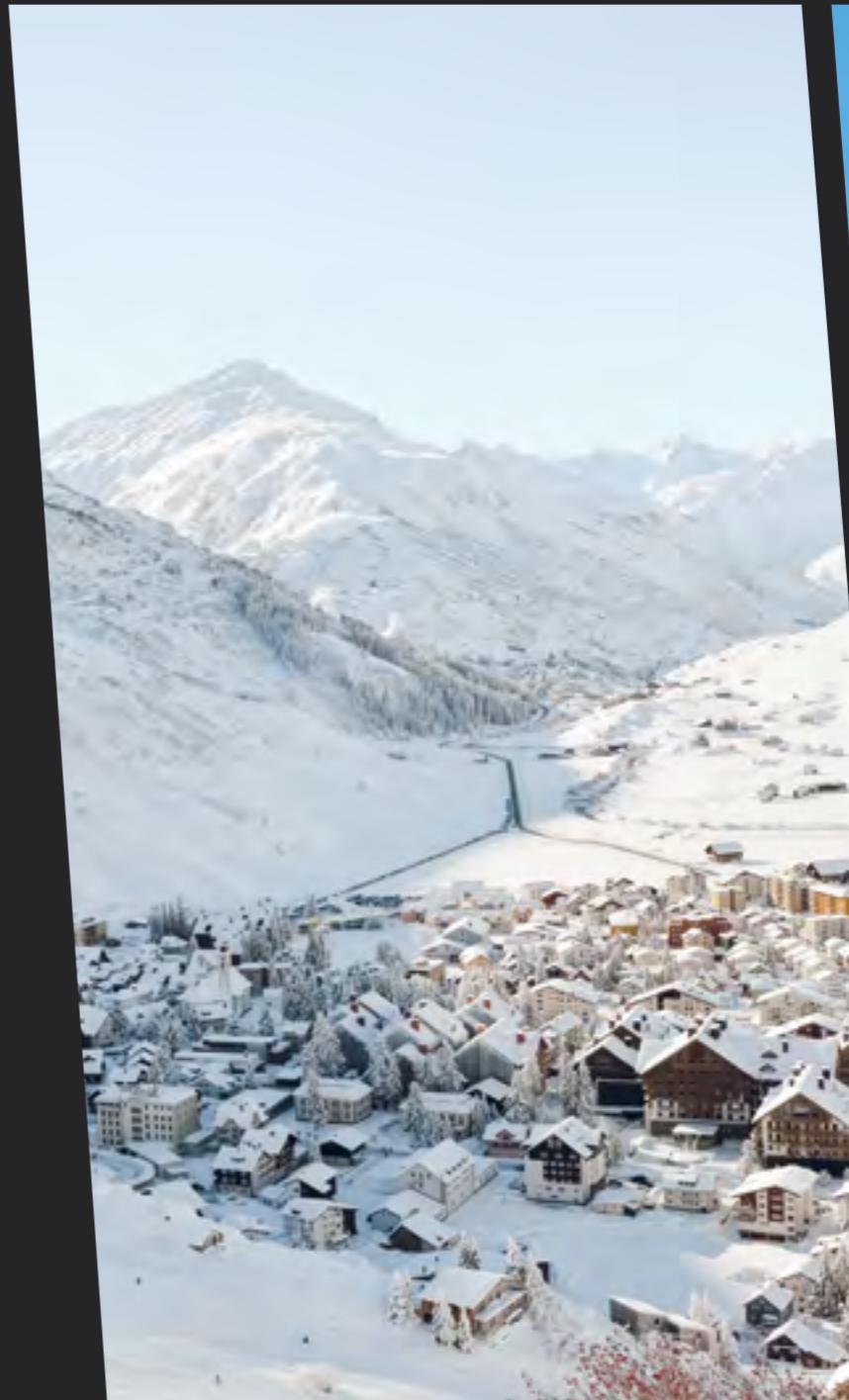
Beauty does not come with the seasons; it is integral to the Alpine experience. Andermatt sits comfortably in the landscape with a traditional charm that captures the authenticity of the region. In the winter, the town's snow-covered chalets are home to skiing enthusiasts and those looking to enjoy the serenity of a stunning winter landscape.

In summer, cascading waterfalls and pristine mountain lakes bring a freshness to the region that is only complemented by the open meadows and pastures, making it the perfect destination for hikers, bikers and nature lovers.

Today the village offers a carefully curated combination of authentic Alpine culture and cosmopolitan luxury. Andermatt's streets are lined with fine restaurants, from Michelin-starred experiences to traditional Swiss delights, designer boutiques, relaxed cafes and a selection of great bars for your après-ski.

With essential retailers including supermarkets on hand, as well as boulangeries and patisseries, it makes for a great holiday, and a perfect home.

You can also enjoy the charm of Piazza Gottardo, which has become the perfect place for residents and visitors to meet after a beautiful day of skiing or hiking in the hills. The Piazza lies at the centre of Andermatt Reuss Village, and you can often find locals enjoying a delicious meal at the Piazza's welcoming Biselli restaurant.



A guide to Andermatt

① Concert Hall

This year-round venue is the perfect place to feel the energy of the Alps in music.

② Golf course

This 1.3 million-square metre course is one of the most beautiful in the Alps.

③ Gütsch-Express

Gondolas running from Andermatt to Nätschen to the Gütsch top station.

④ Train station

Connecting you to Sedrun and through Göschenen to Zurich via the Treno Gottardo. Andermatt is also a main stop on the Glacier Express.

⑤ The Chedi Andermatt

The Chedi Andermatt is five-star Alpine hospitality at its very finest and houses the world-renowned, Michelin-starred 'The Japanese' restaurant.

⑥ Gotthardstrasse

Walk through the historic heart of the village and find a cosy place for lunch.

⑦ Gemsstockbahn

For those in search of a perfect day of skiing or a freerider's paradise, take these gondolas up the Gemsstock.





Exhilarating Hiking

In summer, lace up your boots and explore 500 kilometres of marked hiking trails dotted with 21 mountain cabins to visit and spend the night in.

Championship Golf

Enjoy a round of golf in a setting like no other with Andermatt's award-winning 18-hole, 72-par championship golf course.





World Class skiing

With 180 kilometres of freshly groomed pistes – and unmatched off-piste, Andermatt has the slope for you.

Great Après-ski

Take in the views on a terrace above the clouds with a glass of champagne in hand.



Charming Architecture

Andermatt respects its history whilst looking to the future. Each gabled roof, lintel and wood detailing has a story to tell.



Culture All Around

Hop on the next train to visit Lucerne or get a taste of Italian culture in nearby Ticino or look toward Lake Como and Milan.



Fine International Dining

Experience dining like never before at one of three Michelin-starred restaurants in Andermatt. Try 'The Japanese' for eastern-inspired flavours or enjoy regional cuisine at the summit when you dine at Gütsch by Markus Neff.

World Class Entertainment

Dress up and enjoy a night of classical music in our concert hall, designed by award-winning architect Christina Seilern, which can host a 75-piece orchestra and up to 650 people.



Introducing the Gotthard Residences, in the heart of Andermatt

Set in the centre of Andermatt Reuss, fronting the Piazza Gottardo and within an easy walk of the old town centre and main ski lifts, Gotthard Residences offer a choice of stylish and modern apartments. Choose from practical one-bedroom apartments, perfect for the sports-lover, to spacious and light-filled three-bedroom family apartments - and stunning showcase penthouses.

Intelligent design maximises the light whilst floor to ceiling windows maximise the views. Seamless and flowing open-plan living spaces provide ample space for family and friends to get together. Each property makes extensive use of woods and natural stone, from the beautiful floors of ceramic and parquet oak to the striking ceilings, whilst balconies give a sense of connection to the valley and the mountains beyond.





The finest hotel services and amenities

The Gotthard Residences each offer a discreet and private home, but one directly connected to the Radisson Blu, giving owners the hotel's first-class service in the home.

With an excellent restaurant and bar, business facilities, a state-of-the-art fitness and wellness centre with sauna, steam and therapy rooms and a 25-metre indoor pool, every need is catered for. Residents also have access to a range of exclusive hotel services including room service, 24-hour concierge and housekeeping.

The highest specification

Intelligent design down to remotely managed heating systems is supported by investment in the highest quality finish, fixtures and fittings. Stylish and modern fully fitted Poliform kitchens are complemented by bathrooms featuring the latest Dornbracht fittings, ceramic baths, walk-in showers, cabinets and heated towel rails as standard. All buildings are built to MINERGIE® standards recognising the best in ecological design and low energy consumption.



Ownership

OWNER BENEFITS

Residence owners benefit from owner rates in the restaurants, in the fitness and wellness centre, on the golf course and on the ski slopes. Like club members, residence owners enjoy exclusive extra benefits, preferred treatment for reservations and invitations to exclusive events.

RENTAL PROGRAMME & RESIDENCE MANAGEMENT

Owners can opt for stress-free property rental managed by the Radisson Blu. This ensures consistently high quality in rentals as well as optimal occupancy rates, meaning steady and reliable owner incomes.

PROPERTY OWNERSHIP

In Switzerland the second-home market is increasingly regulated and restricted meaning that fewer new second homes will be built. This will create positive conditions for property appreciation.

All apartments and houses of Andermatt Swiss Alps AG are exempt from legal restrictions on buying and selling real estate by non-Swiss residents ("Lex Koller"). Up to 60% of the purchase price of a Gotthard Residence can be financed at attractive conditions through one of our partner banks.

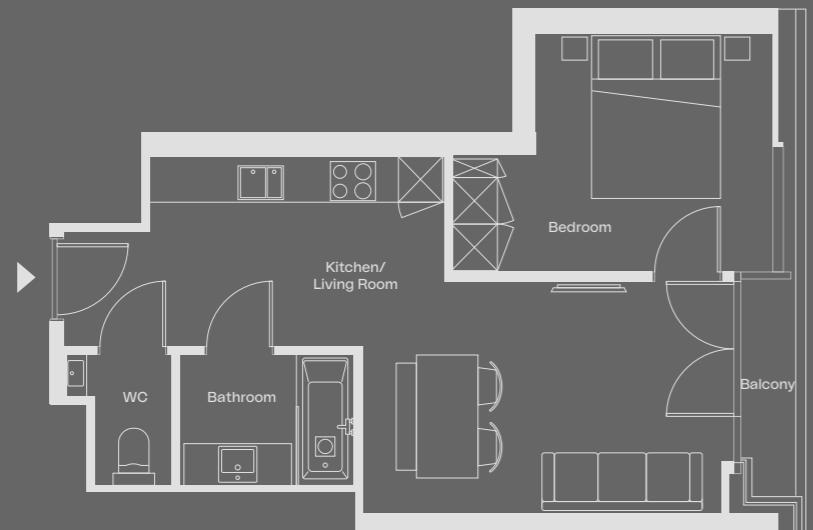


The Residences

TYPE A

Details

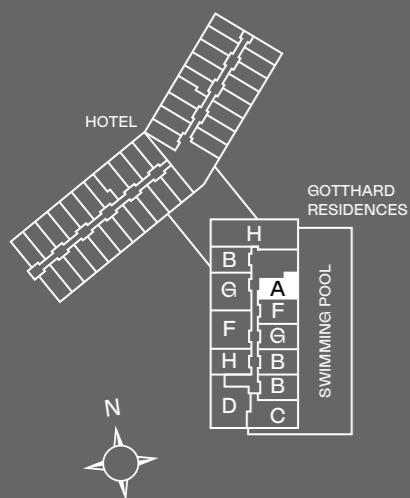
One-bedroom residence
From 44.79 m² saleable area*
Level 8



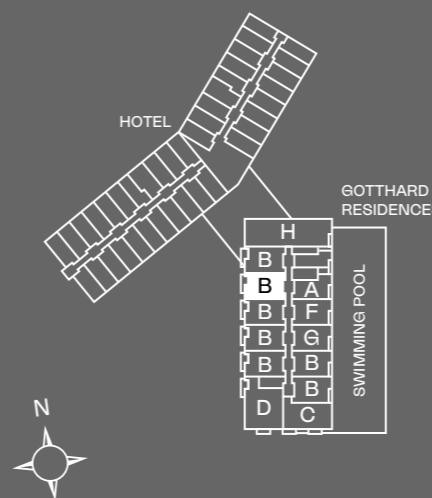
TYPE B

Details

One-bedroom residence
From 56.46 m² saleable area*
Level 8



* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

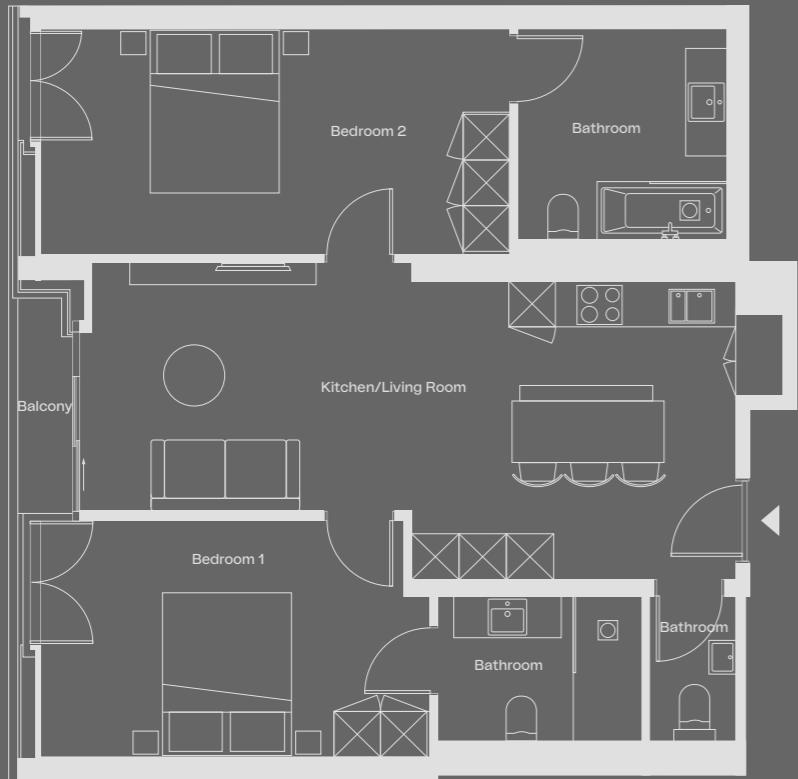


* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

TYPE F

Details

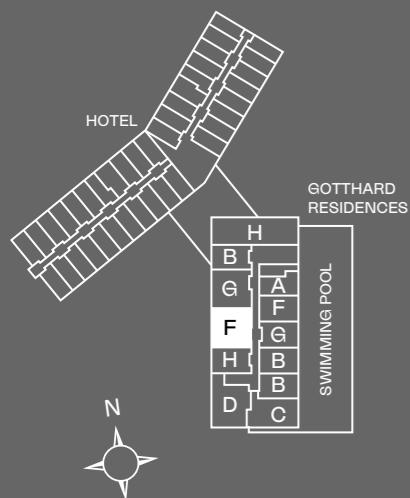
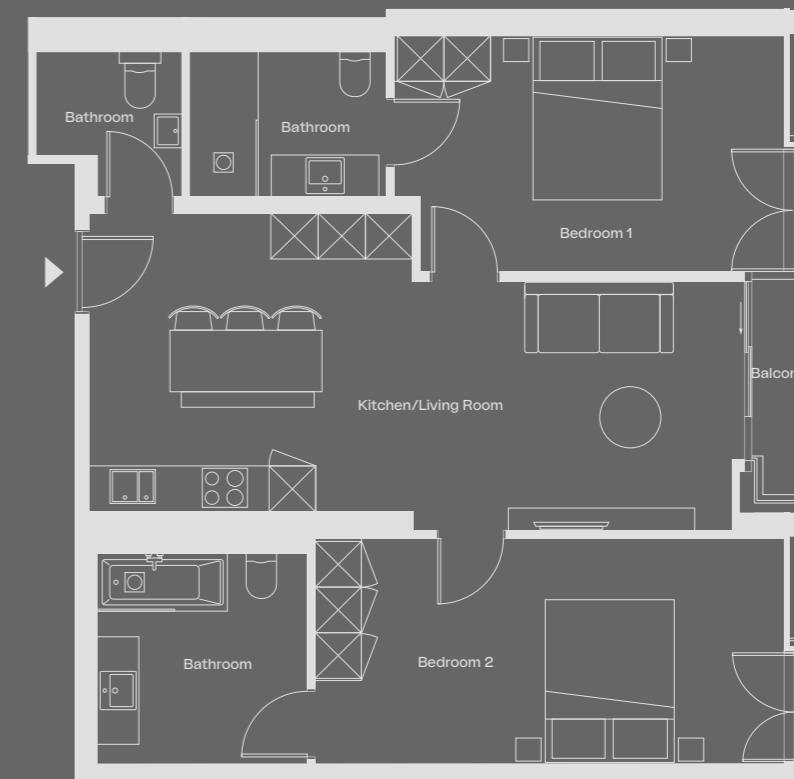
Two-bedroom residence
From 86.77 m² saleable area*
Level 7 and 8



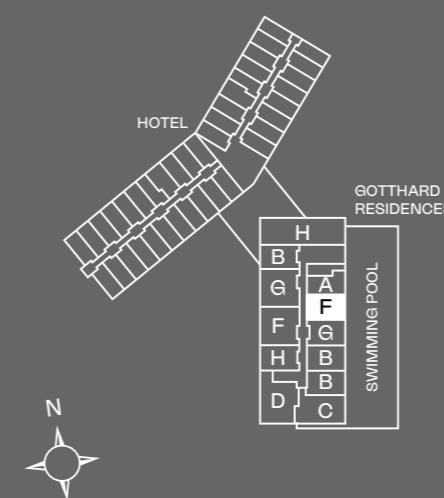
TYPE F'

Details

Two-bedroom residence
From 86.68 m² saleable area*
Level 7 and 8



* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.



* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

TYPE G

Details

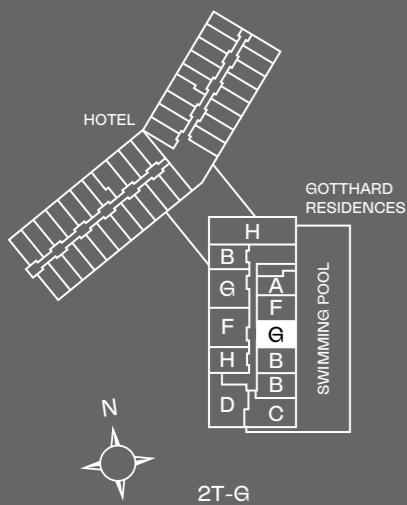
Two-bedroom residence
From 83.91 m² saleable area*
Level 7 and 8



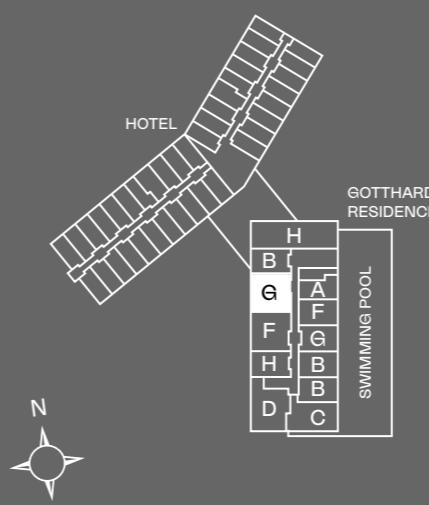
TYPE G'

Details

Two-bedroom residence
From 84.76 m² saleable area*
Level 8



* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

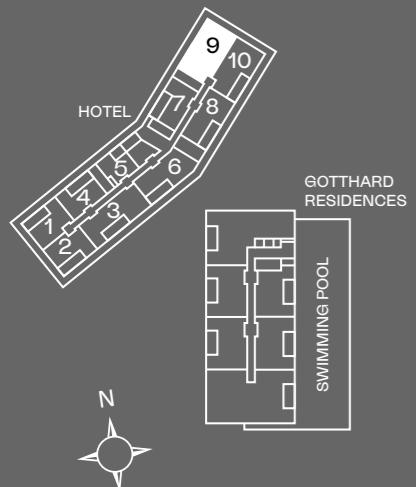
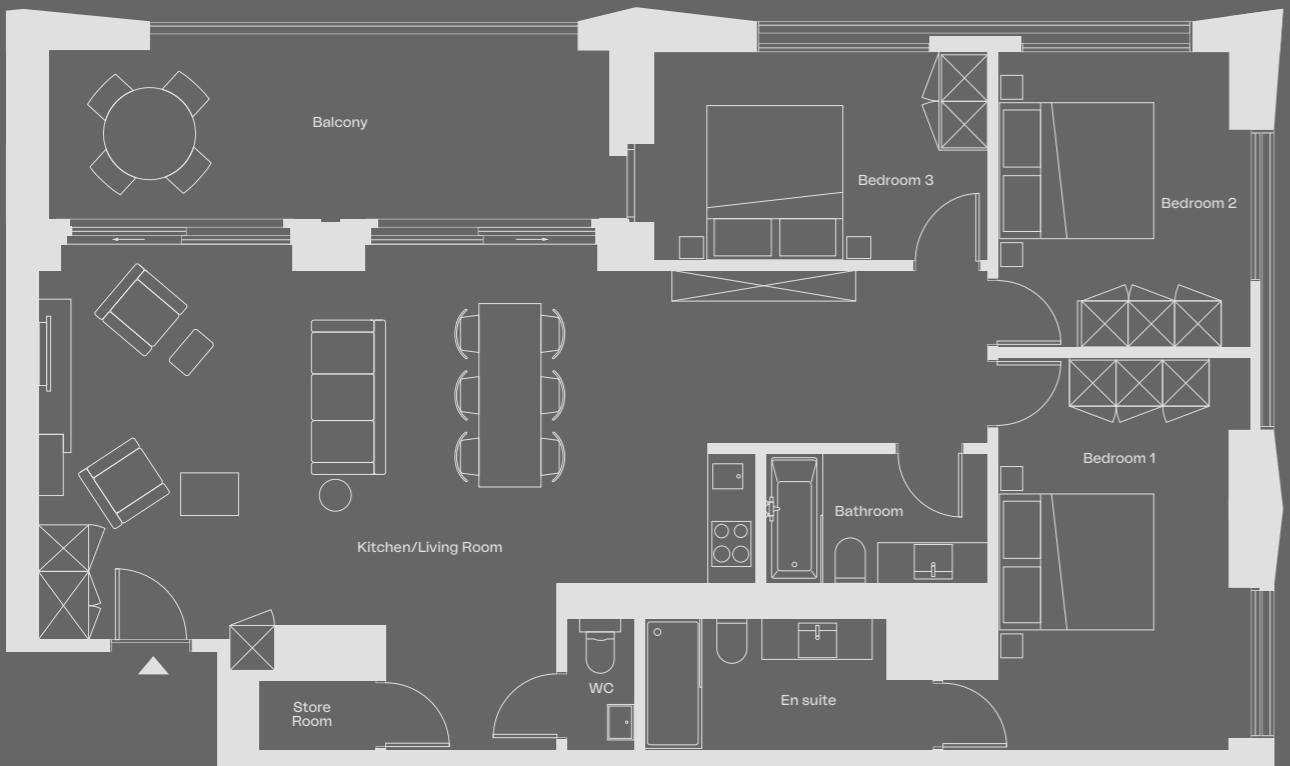


* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

TYPE P

Details

Three-bedroom residence
From 119.5 m² saleable area*
Level 6

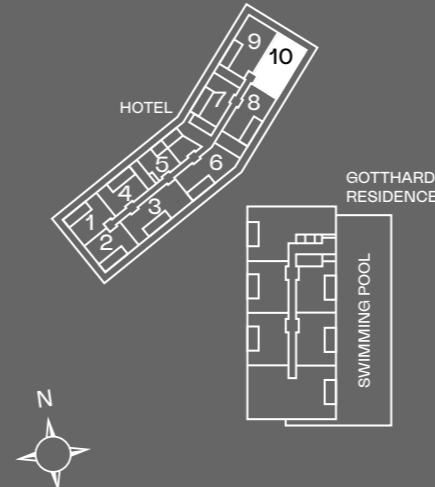
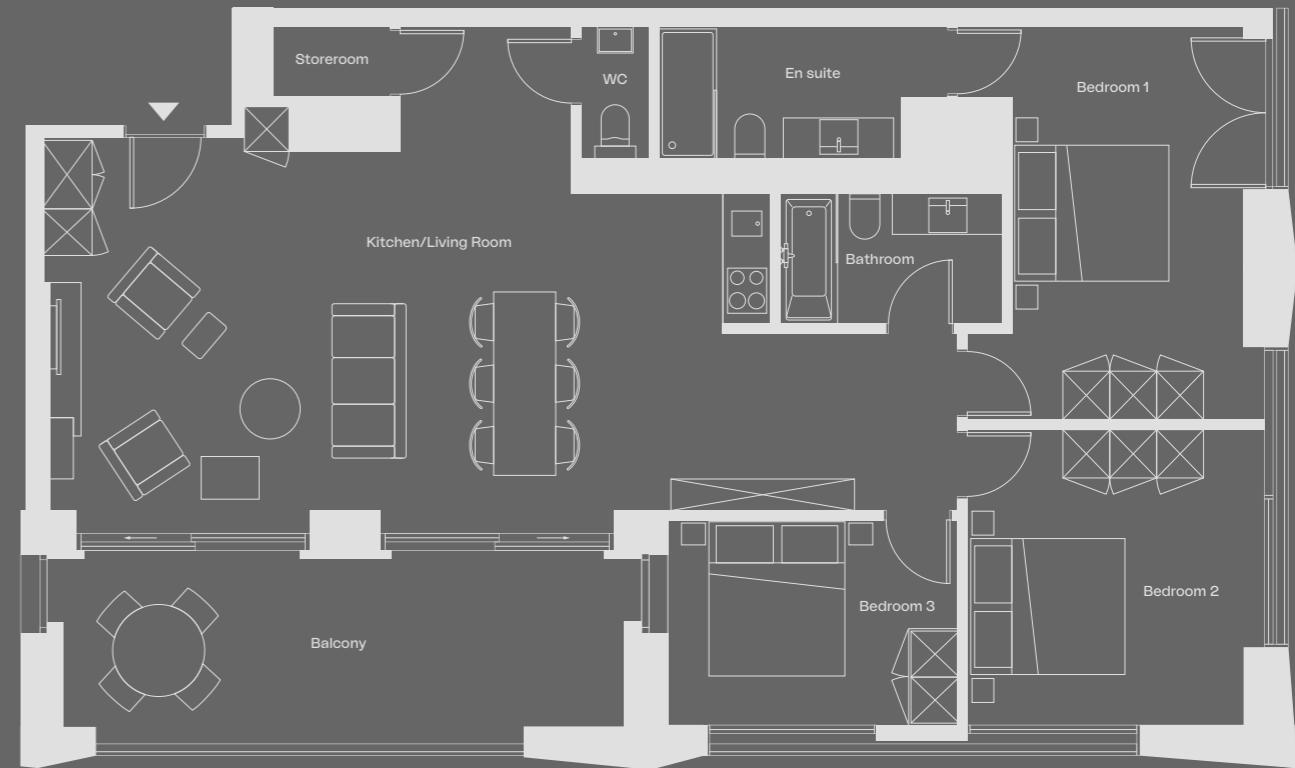


* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

TYPE Q

Details

Three-bedroom residence
From 117.8 m² saleable area*
Level 6



* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

The Penthouses



Life without compare

Experience the best view in Andermatt, every day, with this stunning collection of penthouses set on the ninth floor of the residence building.

With a choice of one to three bedrooms and up to 150 sq metres of usable space, each truly individual penthouse offers a sense of arrival and unrivalled style and sophistication.

High ceilings, large picture windows and private balconies make the most of the exceptional and unobstructed views across the Alpine valley to the mountains beyond. Inside stylish modern interiors are finished to the highest specification and with great attention to detail.

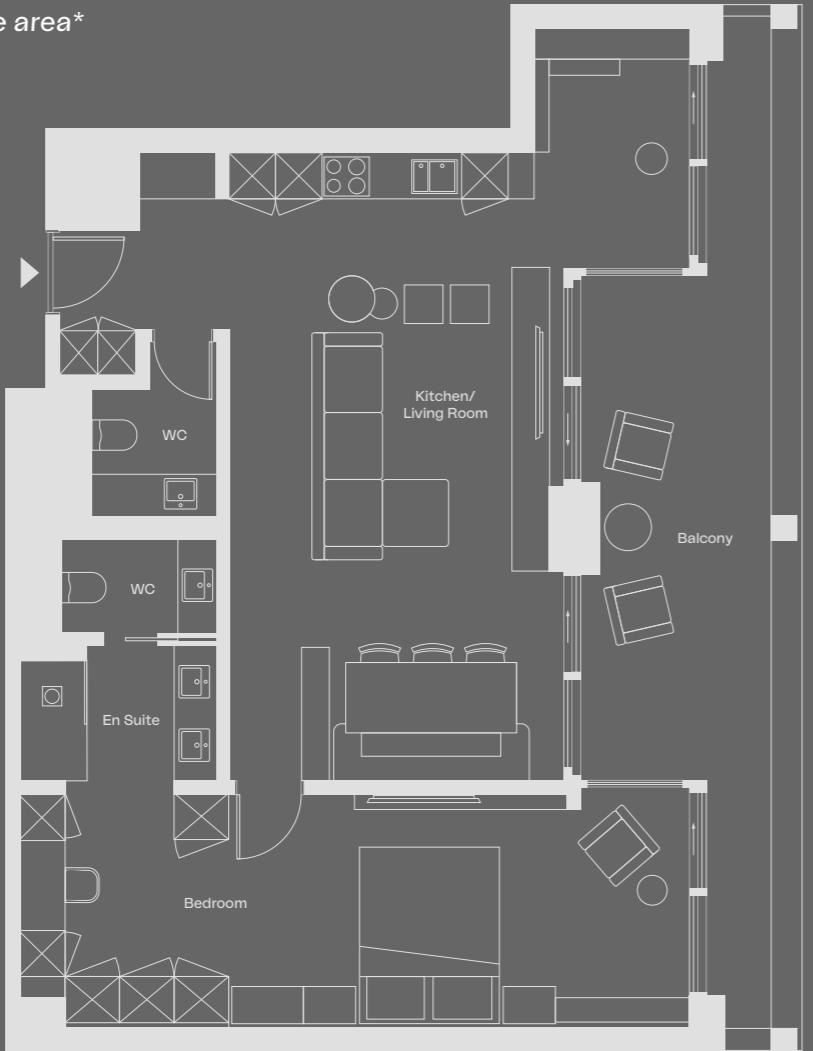
At the Gotthard Penthouses, everything is on hand and every need taken care of with access to the hotel services, and extensive amenities, on offer from the Radisson Blu Reussen.



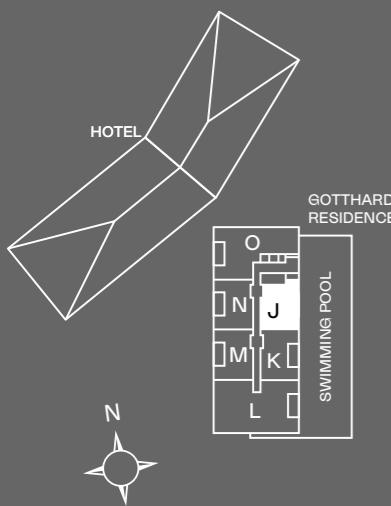
Penthouse 1

Details

One-bedroom penthouse
From 83.38 m² saleable area*
Level 9



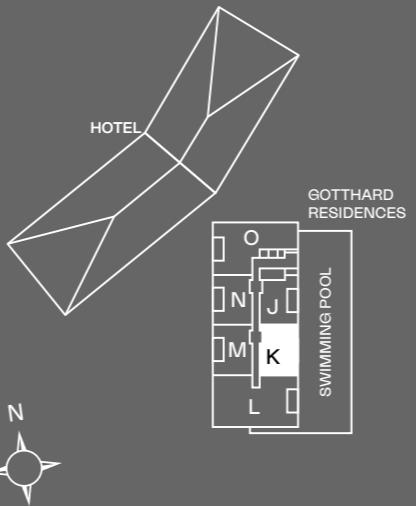
* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.



Penthouse 2

Details

Two-bedroom penthouse
From 124.74 m² saleable area*
Level 9



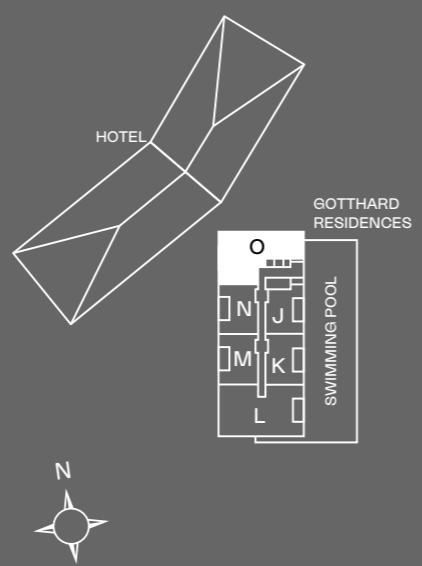
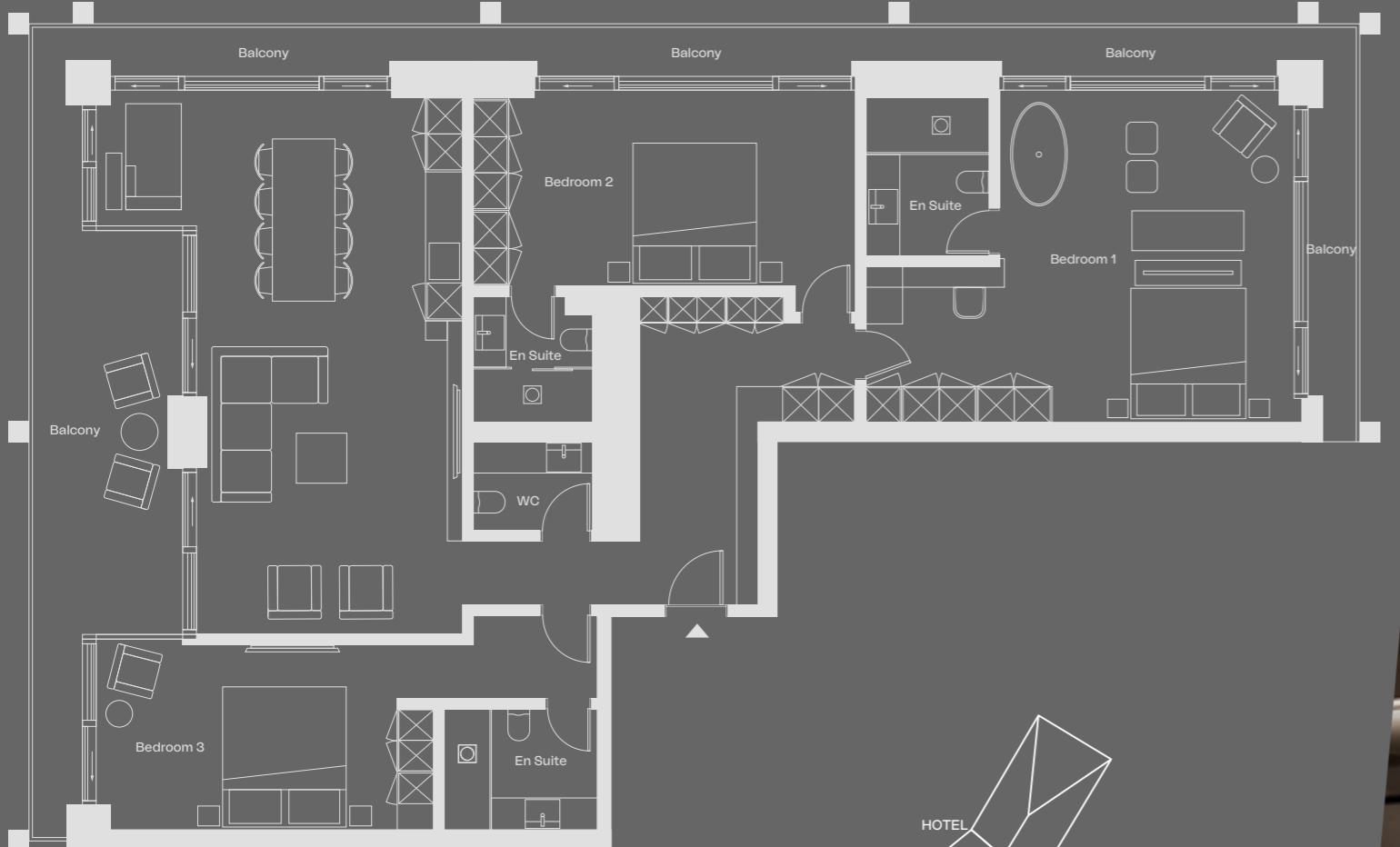
* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are available on various floors and depicted with furnishing suggestions. The floor plans for each type may vary slightly.

Penthouse 3

Details

Three-bedroom penthouse
From 156.25 m² saleable area*
Level 9

* The saleable area is calculated as the useable floor area plus half the balcony area. The apartment types described in this brochure are depicted with furnishing suggestions. The floor plans for each type may vary slightly.



Contact

For more information please contact us:

+41 41 888 77 99 | realestate@andermatt-swissalps.ch

Or visit:

gotthard-residences.ch



Disclaimer and reservations: No claims may be construed based on any plans, drawings, pictures, interior renderings, 3D views or descriptions. The plans shall have no legal effect in the sense of land register plans or land register enclosures. Modifications, adjustments and/or dimensional changes of the project for technical, architectural, legal or aesthetic reasons remain expressly reserved at all times. Furniture and furnishings depicted in renderings are to be construed as examples only and are not included in sales prices. This document, in whole or in part, may not be reproduced and/or passed on to third parties without the express written consent of the development company or one of its agents. Unsolicited brokers are not entitled to any compensation for their services, neither from the development company nor from hired agents. This sales brochure and any associated documentation are intended as initial information only and not as an offer. These documents will not form a part of any sales agreements or work orders which may follow.



