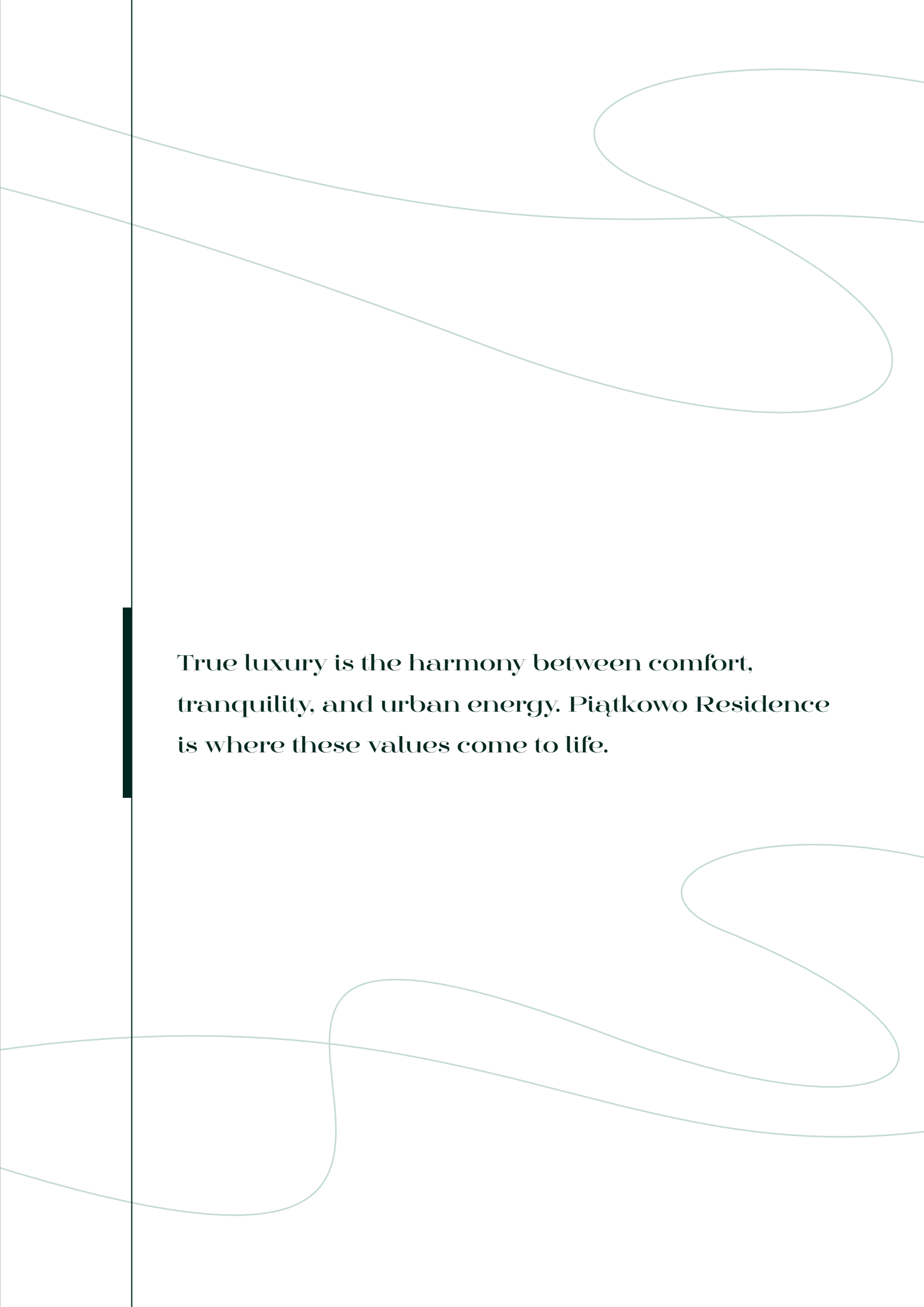




PIĄTKOWO

R E S I D E N C E



The background features a minimalist design with a thin vertical line on the left and several large, flowing, organic shapes in a light teal color that sweep across the page.

True luxury is the harmony between comfort,  
tranquility, and urban energy. Piątkowo Residence  
is where these values come to life.

# Peace and elegance in the heart of Piątkowo

Nestled in Poznań, Piątkowo Residence is an exclusive enclave of urban villas.

It is located in Piątkowo, on a quiet internal street, surrounded by low-rise single-family homes and a multi-family housing estate, between Obornicka and Wojciechowskiego streets.

A unique blend of high quality for demanding clients, an intimate feel, comfort, and superb access to the city center or the vibrant restaurant scene of Jeżyce.















## Piątkowo Residence

This development consists of four three-storey urban villas, each containing 21 apartments ranging from 40 m<sup>2</sup> to 107 m<sup>2</sup>. The buildings are spaced 17 metres apart and surrounded by lush greenery.

This exceptional estate was crafted for those who value distinctive design, bespoke interiors, and enhanced privacy – discreetly supported by concierge service.

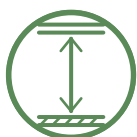
Select apartments boast generous gardens of up to 130 m<sup>2</sup> and rooftop terraces reaching 60 m<sup>2</sup>.

Every building features an elevator that provides access to a dedicated underground parking area, along with a quiet, off-building fitness zone available to residents.

# Enjoy comfortable living.



**Comfort** – The pleasure of living in a private apartment, without the worry of maintenance costs typical for houses.



**Apartment-level ceiling height** – "With ceiling heights ranging from 280 cm to 320 cm, each apartment offers a truly elevated living experience – enhanced by superior air circulation and natural light.



**Privacy** – Large distances between buildings (17 metres) and only 21 apartments per building.



**Safety** – A private gated community offering concierge service, controlled access, and a comprehensive monitoring system.



**Rooftop terraces** – Finished with composite decking, combining aesthetics, durability and ease of maintenance.





**Large gardens**, up to 130 m<sup>2</sup>, offer space for exclusive use.



**Electrically controlled external blinds on the ground floor** – ensuring comfort and security for ground-floor residents.



**Air conditioning installation for larger apartments** – a solution that allows for efficient installation of an air conditioning unit.



**Green common areas** – full of biodiverse vegetation, creating an ideal place for relaxation and social gatherings.



**Elegant and durable finishes** – common areas crafted by an interior architect exclusively for the development and adorned with noble materials, including stone, steel, and glass..




**ROBYG Smart House by Keemple** – A modern solution enabling remote control of lighting, heating, air conditioning, blinds, and other systems.. All accessible through a mobile app.



**keemple**  
KEEP IT SIMPLE.



An aerial photograph of a modern, multi-story residential building with a light blue facade and dark grey balconies. The building features large windows and glass railings. The balconies are furnished with outdoor seating, including sofas, tables, and chairs, and are decorated with potted plants. The building is surrounded by a lush, green garden with various trees and shrubs. Two people are standing on a paved path in the garden, looking at each other. The overall scene is illuminated by warm, golden light, suggesting sunset or sunrise.

A space that elevates the  
comfort of living to a higher  
level.







# Standard

Triple-glazed, panoramic windows, approximately 220 cm high, ensuring abundant light.

1

Masonry partition walls with soundproofing properties.

2

Walls and ceilings double-painted white.

3

Finished terraces and balconies.

4

Extra-height, sound-insulating, anti-burglary doors, approx. 220 cm high, with individually designed door panels.

5

Videophone.

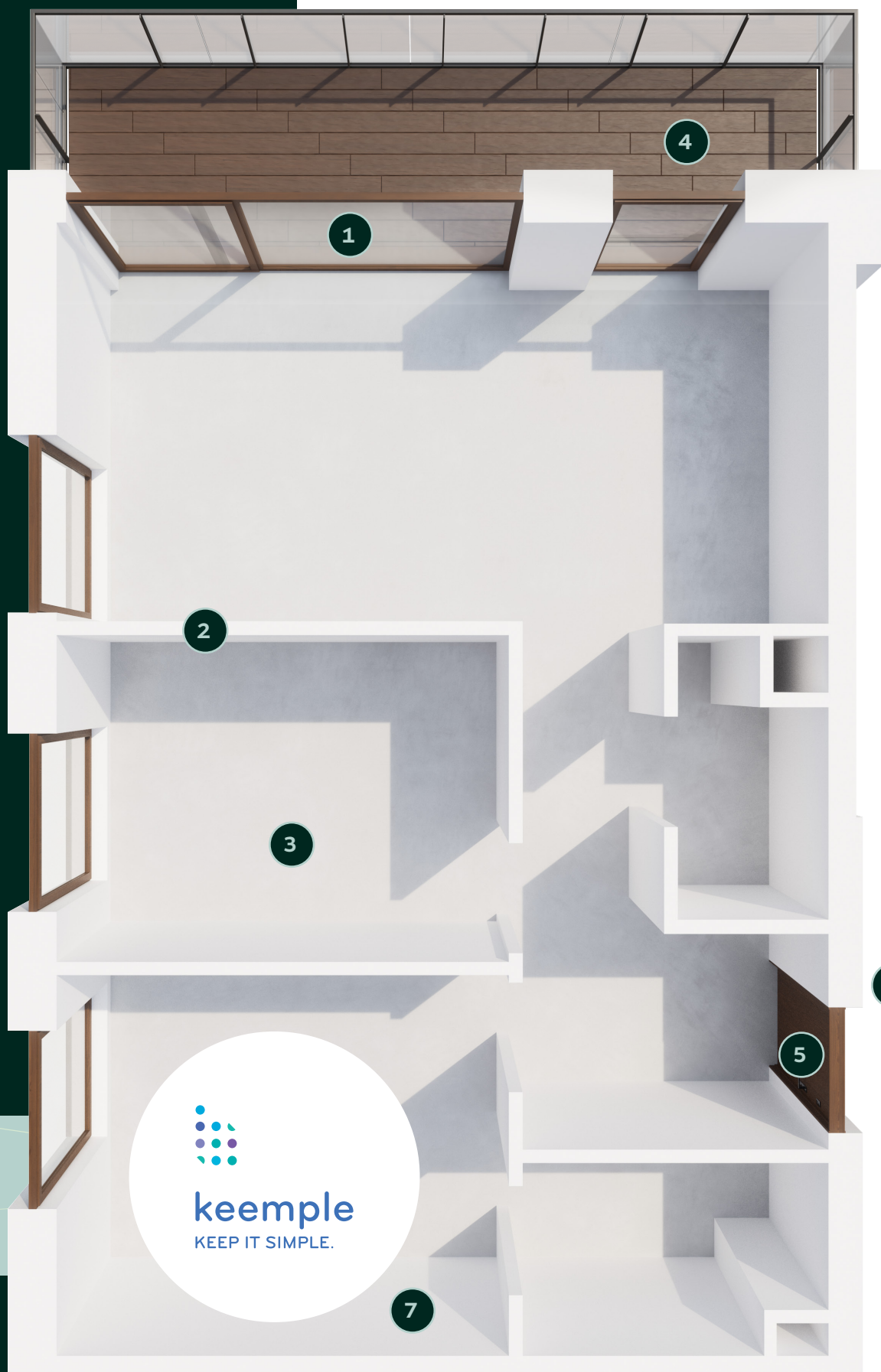
6

ROBYG Smart House by Keemple.

7



**Warranty – includes the developer's experience and manufacturer guarantees on all materials and devices used in the building.**



# Modern architecture

The high standard of this development goes beyond just aesthetics, encompassing advanced technological solutions, premium materials, and meticulous attention to detail, ensuring that every day in your new home is a joy.

## **ROBYG SMART HOUSE system by Keemple, Silver standard.**

Modern technology included in the price of your apartment.

---

- ✓ Remote lighting control.
- ✓ Remote heating and temperature control.
- ✓ Remote control of multimedia.
- ✓ Sensors for detecting door and balcony window open/close status.



**keemple**  
KEEP IT SIMPLE.

You will receive the Smart Home system at no extra cost upon apartment handover.

Download the Keemple mobile app to your phone and take full control.





### **PHOTOVOLTAIC PANELS**

Power common areas and reduce building maintenance costs.



### **LED LIGHTING**

In common areas



### **TRIPLE-GLAZED WINDOWS**

Provide thermal and acoustic insulation.



### **SILENT-RUNNING ELEVATORS**

Featuring energy recovery technologies supplied by leading manufacturers.



### **SENSORS**

Twilight sensors, motion detectors and astronomical timers automate building systems.



### **GSM MODULE**

For opening the garage door.



### **INTEGRATED ANTI-ICING SYSTEM**

At the entrance to the underground garage.



### **VIDEOPHONES**

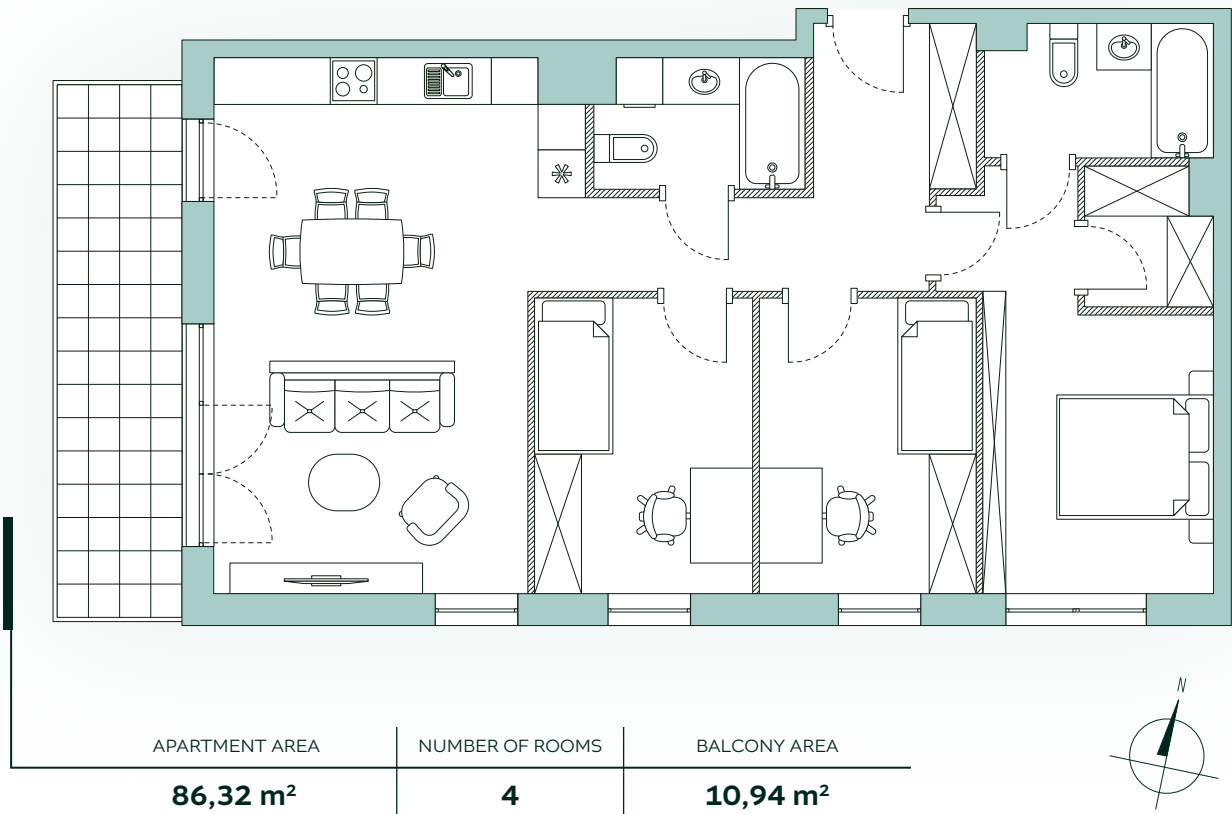
Featuring a colour display in each apartment.



### **BICYCLE STORAGE ROOM**

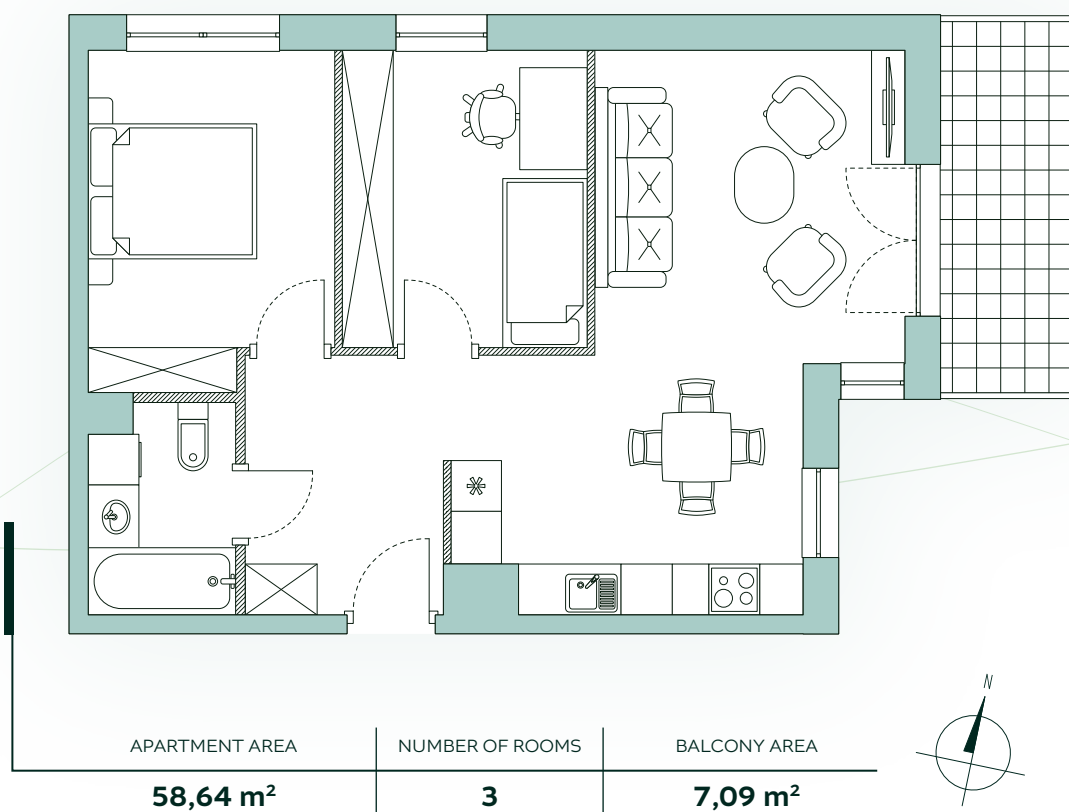
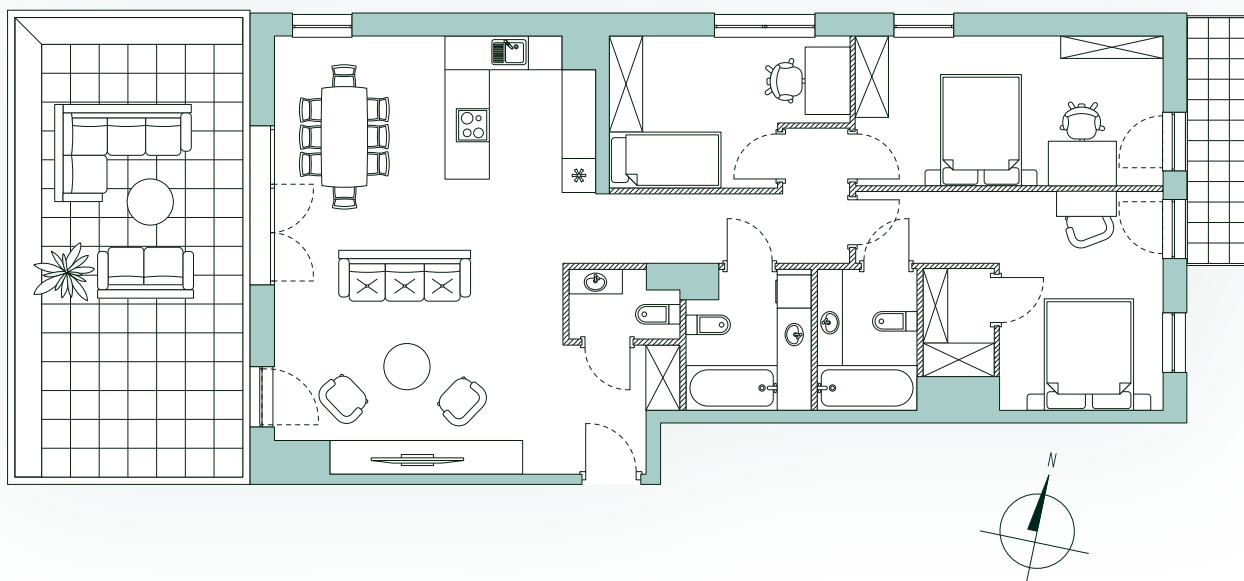
Along with bicycle racks.

# Sample apartments



Available  
floor area

- 2-room apartments — 40 m<sup>2</sup>
- 3-room apartments — 58 m<sup>2</sup> - 62 m<sup>2</sup>
- 4-room apartments — 84 m<sup>2</sup> - 114 m<sup>2</sup>



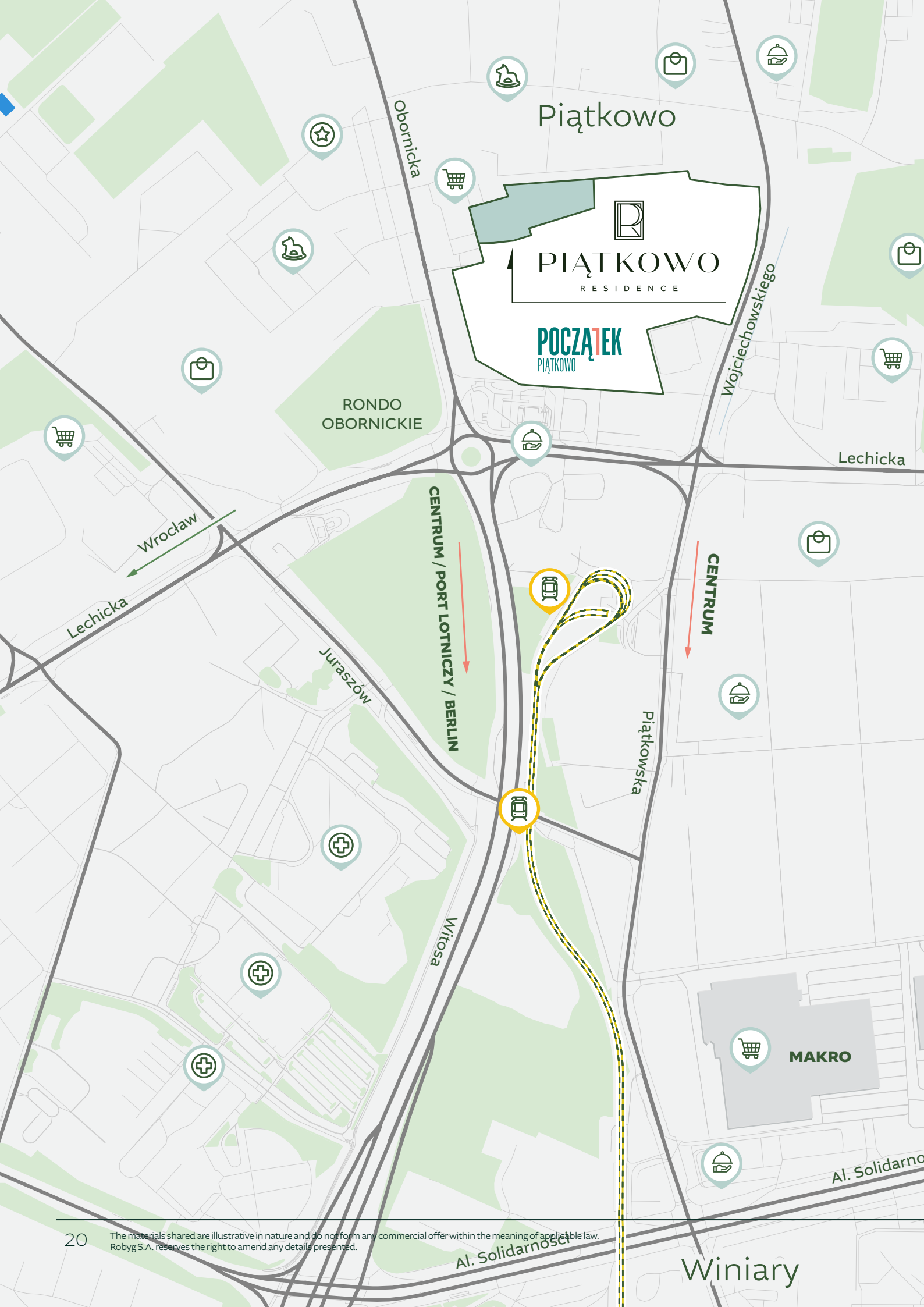












Piātkowo

PIĄTKOWO  
RESIDENCE

POCZĄTEK  
PIĄTKOWO

RONDO  
OBORNICKIE

CENTRUM / PORT LOTNICZY / BERLIN

CENTRUM

Piātkowska

MAKRO

Al. Solidarności

Winiary



Naramowice

Warszawa

Lechicka

Osiedle  
Zwycięstwa

CENTRUM

Polabska

CENTRUM

Al. Solidarności

Księcia Mieszka I

Księcia Mieszka I

PST  
Al. Solidarności

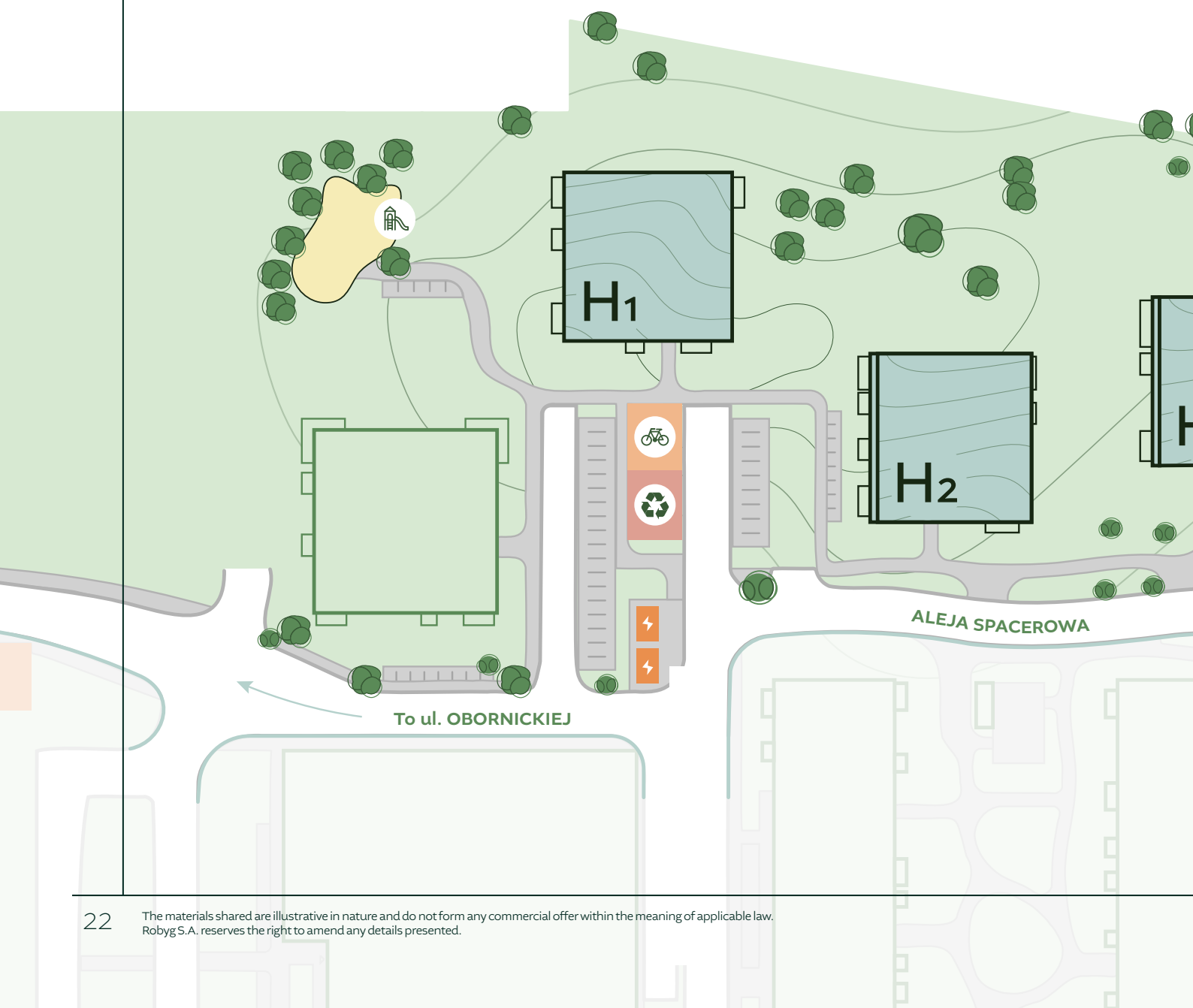
PST  
Poznań PLAZA

POZNAŃ PLAZA



GALERIA PESTKA

# Estate Plan








Piątkowo Residence to doskonała lokalizacja w sercu jednej z najlepiej skomunikowanych dzielnic Poznania - Piątkowie, zaledwie kilka minut od centrum, stref biznesowych i uniwersytetów. Osiedle zapewnia łatwy dostęp do sklepów, usług, placówek edukacyjnych, medycznych i rekreacyjnych – wszystko w zasięgu ręki.



## Dojazdy

		
City centre	45 min.	10 min.
Kindergarten	5 min.	2 min.
Bus stop	2 min.	
Tram stop (PST)	12 min.	
Tram turning loop	6 min.	
Morasko University Campus	30 min.	9 min.
Żurawiniec Nature Reserve	30 min.	10 min.

## Legenda

	Building under construction		Streets
	Building under design		Pavements
	Green areas		Playground
			Bicycle racks





WE DESIGN ENVIRONMENTS THAT PRIORITISE HUMAN COMFORT  
AND ECOLOGICAL RESPONSIBILITY

# ROBYG

**Since 2022, ROBYG has been a member of the TAG Immobilien Group.**

TAG Immobilien is a leading developer in Germany,  
operating mainly in the northern and eastern parts of the country.  
By merging our strengths, we're redefining quality in the development sector.

[www.poznan.robyg.pl](http://www.poznan.robyg.pl)

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**PZFD**  
Polski Związek Firm Deweloperskich