



FOR SALE

CH-3414 Oberburg, Stöckernfeldstrasse 19

Generous single-family home in Oberburg – quiet location +
fantastic garden

CHF 1,180,000.-



wymobilien.ch
Marcel Wyss

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Description

Generous single-family home in Oberburg – quiet location + fantastic garden

This detached 7.5-room single-family house in **Oberburg** impresses with plenty of space, a beautiful garden and a particularly family-friendly location. The property is located on a quiet neighborhood street without through traffic (feeder road) – ideal for children, residents seeking peace and quiet, and anyone who values high living quality.

Another big plus: the school building is located in a convenient location and is easily accessible – a valuable advantage for families in their daily lives.

Living with space and possibilities

The house, built in 1978, extends over three floors and offers generous space and versatile uses for families, home offices or hobbies.

ground floor

The heart of the house is the bright living area with impressive air space and a cozy fireplace. The modernized kitchen (2001) is functionally designed and directly adjoins the spacious dining area with access to the terrace and the beautiful garden.

Additionally, on this floor are:

- grand entrance
- separate lounge with sliding door to the living room

(ideal as a bedroom, TV room, library or playroom)

- office
- Guest toilet

upper floor

Here you can expect an open gallery with a view into the living room. This floor also offers:

- Parent's room with direct access to the bathroom
- two more bedrooms
- concrete
- reduce

A real highlight is the **54 m² large roof terrace** with a beautiful view – a perfect place to relax and enjoy.

basement

The basement also offers a lot of added value:

- heated room
- Shower/WC
- Wine cellar / Air raid shelter
- workshop
- Laundry room
- reduce
- spacious technology and forecourt area

Thanks to a separate external staircase, this area is also ideal for guests, home office or hobby rooms.

Garden paradise with a lot of privacy

On the **874 m² plot**, you can expect a well-maintained garden with spacious lawns, a pond and mature plantings. Whether in the sun or in the shade – there is always a suitable spot to relax.

Children have plenty of space to play, garden lovers will love it, and pets will also feel at home. A large part of the property is already fenced.

parking

- garage
- covered outdoor parking space
- spacious entrance with additional visitor parking spaces

State + Potential

The property is in a well-maintained condition and at the same time offers exciting opportunities for individual modernizations and personal design ideas. The house is heated by an oil-fired heating system (9,000-liter tank) via radiators, and the hot water is prepared electrically.

values

- Building insurance: CHF 989,000
- Self-assessed rental value: CHF 23,000
- Official value: CHF 686,200
- Cubature: 1,267

Selling price: CHF 1,180,000, no bidding procedure. A sale can be made at any time.

Tour + Documents

Register now for the viewing day on **Thursday, 21 May 2026 between 11.00 and 17.00**. We would be happy to provide you with further information in advance as well as a virtual tour of the interior and exterior areas.

We look forward to your contact and **registration for the viewing day**.

Wymobilien Marcel Wyss, Kirchberg + Langnau
Immopartner GmbH, Kirchberg

Characteristics

Availability	01.10.2026
Type	Single family house
Reference	EFH_Oberburg
Rooms	7.5
Bedrooms	4
Bathrooms	2
Number of toilets	3
Year of construction	1978
Heating type	Fuel oil
Heating installation	Radiator

Domestic water heating system	Electricity
Construction zone	Wohnzone 2
Condition of the property	Good
Living area	207 m²
Ground surface	874 m²
Useful surface	286 m²
Volume	1,267 m³
Terrace surface	54 m²
Parking places	Yes, obligatory

Object Price	CHF 1,180,000.-
Number of parkings	
1x Interior (incl.)	
2x Exterior (incl.)	
1x Covered (incl.)	
Local tax	188 %
Fiscal value	CHF 686,200.-

Conveniences

Neighbourhood

- > Village
- > Green
- > Residential area
- > Shops/Stores
- > Shopping street
- > Post office
- > Restaurant(s)
- > Pharmacy
- > Railway station
- > Bus stop
- > Child-friendly
- > Playground
- > Preschool
- > Primary school
- > Secondary school
- > Sports centre
- > Public swimming pool
- > Near a golf course
- > Tennis centre
- > Hiking trails
- > Bike trail
- > Soccer pitch
- > Hospital / Clinic
- > Doctor
- > Medical home

Outside conveniences

- > Rooftop terrace
- > Terrace/s
- > Garden
- > Bench
- > Quiet
- > Greenery
- > Pond
- > Fence
- > Covered parking space(s)
- > Visitor parking space(s)
- > Built on even grounds
- > Robot mower

Inside conveniences

- > Without elevator
- > Box
- > Open kitchen
- > Guests lavatory

- > Separated lavatory
- > Pantry
- > Cellar
- > Wine cellar
- > Garret
- > CP-Shelter
- > Storeroom
- > Craft room
- > Recreationroom
- > Unfurnished
- > Built-in closet
- > Heating Access
- > Fireplace
- > Skylights
- > Bright/sunny
- > With front and rear view

Equipment

- > Fitted kitchen
- > Cooker/stove
- > Ceramic glass cooktop
- > Oven
- > Steamer
- > Microwave
- > Fridge
- > Freezer
- > Dishwasher
- > Washing machine
- > Bath
- > Shower
- > Phone
- > Cable/TV
- > Internet connection

Floor

- > Tiles
- > Parquet floor
- > Carpet

Condition

- > Good
- > To convert

Orientation

- > North
- > South
- > East
- > West

Exposure

- > Optimal
- > All day

View

- > Rural

Interior view



Essen/Küche



Lichtdurchfluteter Essbereich/Ausgang Sitzplatz

Exterior view



Gedeckter Gartensitzplatz am Teich

Interior view



Küche





Essen/Küche



Wohnen / Ausgang Sitzplatz



Wohnen / Galerie

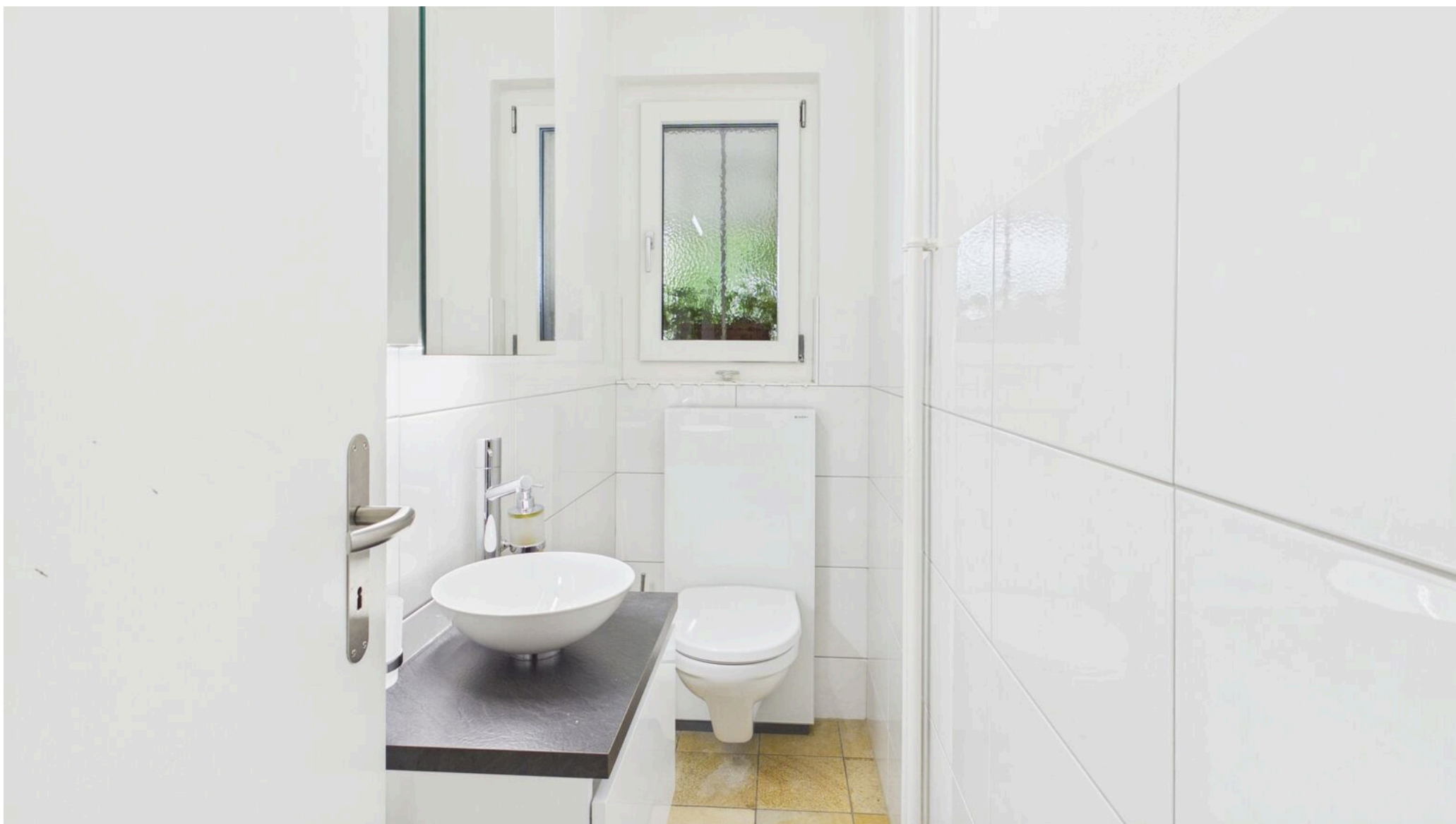


Salon





Entrée



Gäste WC



Vorplatz Galerie OG

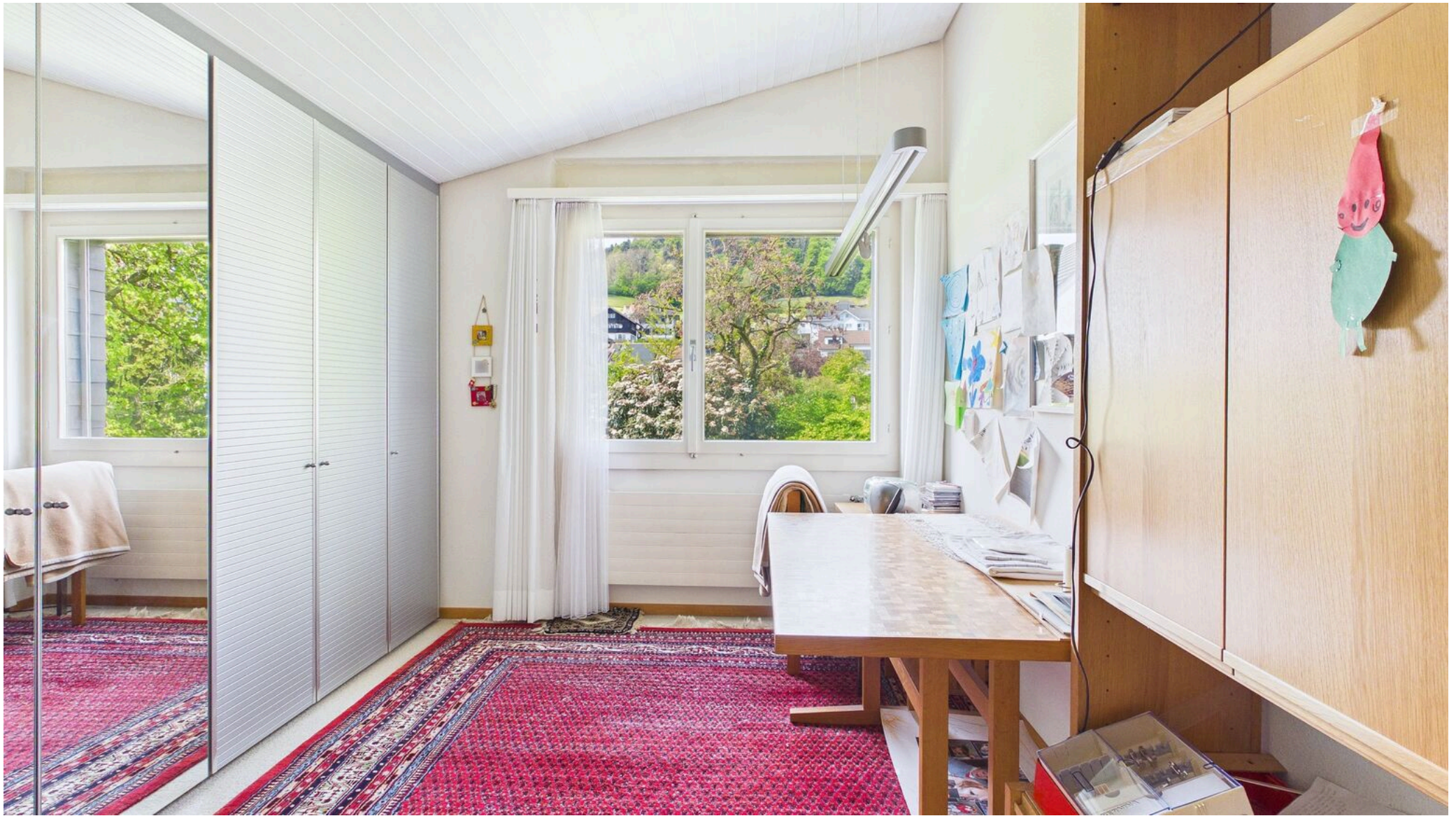




Zimmer 1



Zimmer 2



Zimmer 3



Bad mit Dusche/Badwanne

Exterior view



Dachterrasse OG



Plan



Parzelle mit 874m²



Grundrisse Übersicht

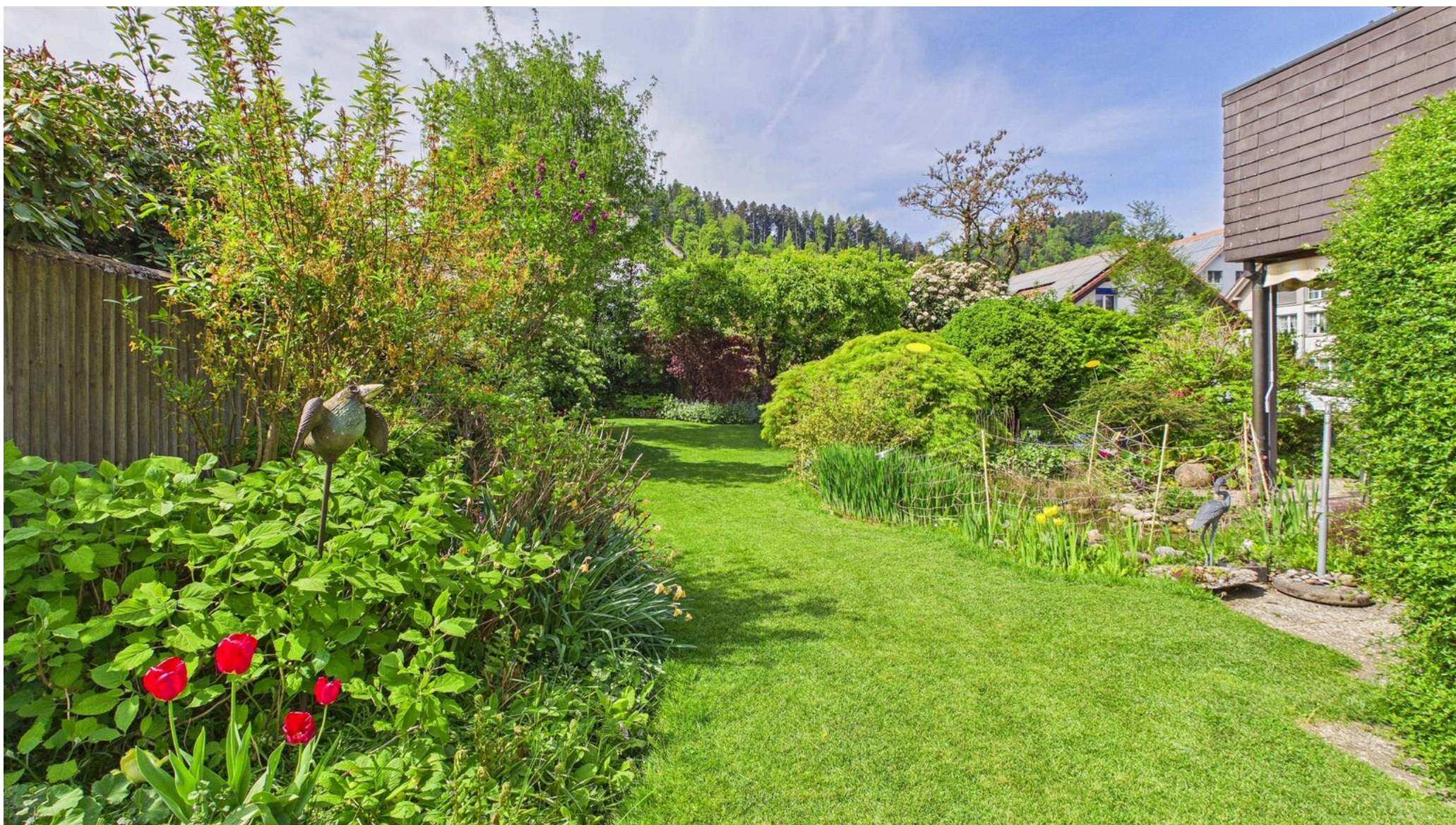
Exterior view



Garten



Garten und Aussenzugang UG





Ihr neues Eigenheim!?

Contact

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Notes
