



€ 405.000 | UKKEL | REF. 5240950



LIVING SURFACE

77 m<sup>2</sup>



BEDROOMS

1



BATHROOMS

1

## Close to the Parvis St Pierre in Uccle ... the very best of city life !

 **Rue du Doyenne 56, 1180 Ukkel**

Discover this flat with VICTOIRE, in the CARRE COGHEN project, located in the center of Uccle.

Enjoy the many advantages of this project such as the exceptional location close to a wide variety of urban commodities, the high-quality of the construction, the splendid finishing and last but not least the beautiful inside lush garden.

This 1 bedroom flat (penthouse without terrace) is located on the 3rd floor facing the front of the project.

Nice living space with living room, dining room and open fully equipped kitchen extending to a small terrace well oriented. 1 bathroom en suite.

Cellar included. Parking in extra (40000 €) .

A project of GALIKA HUMAN ESTATE.

Do not hesitate, contact us now!

Sale under VAT 21 % . -> reduced to 6% under conditions (\*until 2024, Unique property, less than 200 sqm, live there at least 5 years, N/A for investors).

## Characteristics

### GENERAL

Type	flat	City	Ukkel
Price	€ 405.000	Living surface	77 m <sup>2</sup>
Bedrooms	1	Shower rooms	1
Parkings (indoor)	1	Floor	3
Floors	3	Available	bij oplevering
Construction year	2024	State	new
Facades	2	Kitchen (type)	US hyper equipped
Toilets	1	Laundry room	✓
Heating (type)	individual	Heating	hot air pump
Neighborhood	residential area	Neighborhood	commercial environment
Cellar	✓	Elevator	✓
Double glass	✓	PEB	45 kW/m <sup>2</sup>
EPC code	A	PEB category	A

### MANDATORY INFO

Building permit	Not announced	Summons and recovery claim	Not announced
Urban destination	Not announced	Pre-emption right	Not announced
Subdivision permit	Not announced	 Flood prone area	not located in flood area

### FINANCIAL

Under VAT	✓
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