



TERRACE SURFACE

3.6 m²



LIVING SURFACE

54 m²



BATHROOMS

1

Project "UNIQ" in the heart of Brussels - New and ecological STUDIO'S !

 **Quai au Foin 59-65, 1000
Brussel**

A51 - 54,3 sqm - terrace 3,6 m²

Very bright studio on the 5th floor with a large terrace, and view on the side of the building

Living space + fully equipped kitchen

Sleeping area with a view on the terrace, bathroom and separate toilet

Technical/laundry room. Cellar and parking in extra.

The project will be cost effective and sustainable in its construction as well as in its thermal and acoustic insulation with EPB B+.

Sale under VAT on the construction (poss. 6 % under conditions + abattement) and registration on the land (12,5 %).

The day-to-day life, in the heart of the "pedestrian" pentagon, will invite you to stroll along the old docks, just a stone's throw from the Place Ste Catherine and its typical Brussels atmosphere, it's daily market, its many stores and restaurants.

Points of interest or cultural sites such as the National Theatre, the KVS, the Flemish Theatre or the cinemas are also within walking distance.

Contact us quickly to obtain all the details on this new exceptional construction.

Characteristics


GENERAL

Type	flat
Price	€ 340.000
Terrace surface	3.6 m ²
Parkings (indoor)	1
Floors	6
Construction year	2025
Facades	2
Toilets	1
Heating (type)	individual
Neighborhood	central
Cellar	✓
Double glass	✓
EPC code	b

City	Brussel
Living surface	54 m ²
Shower rooms	1
Floor	5
Available	bij oplevering
State	new
Kitchen (type)	US hyper equipped
Laundry room	✓
Heating	gas
Neighborhood	city Center
Elevator	✓
PEB	95 kW/m ²
PEB category	B

MANDATORY INFO

Building permit	Not announced
Urban destination	Not announced
Subdivision permit	Not announced

Summons and recovery claim	Not announced
Pre-emption right	Not announced
 Flood prone area	not located in flood area

FINANCIAL

Under VAT	✓
-----------	---

