



€ 1.950.000 | ELSENE | REF. 6807261



TERRACE SURFACE

130 m²



LIVING SURFACE

311 m²



BEDROOMS

3



BATHROOMS

3



LAND SURFACE

335 m²

Exceptional property in Châtelain, terraces, parking spaces

1050 Elsenne

Ideal location for this exceptional property in the heart of Châtelain, fully renovated in 2015 using quality materials and benefiting from high-end finishes. Featuring the latest innovations in energy performance, the house has an EPC rating of C. Spread over 3 floors, the property offers a surface area of ± 311 m² (according to EPC) and is composed as follows: on the ground floor, entrance hall and access to the parking spaces, on the 1st floor; reception rooms bathed in light opening onto a terrace of ± 65 m², fully equipped open-plan kitchen by BOFFI, Gaggenau appliances, including a modular worktop and a bar, a master suite (bedroom, dressing room, bathroom, shower room) with a fireplace also connected to the reception rooms. A night hall, a bedroom with an adjoining shower room. On the second floor; a bedroom with an adjoining shower room. 2 terraces of ± 65 m². 3 parking spaces at a price of €50,000 each, including bicycle spaces and an electric charger. Possibility of acquiring 7 additional parking spaces at a price of €50,000 each. Electrical installations compliant with standards. EPC C.

Characteristics

GENERAL

Type	flat	City	Elsene
Price	€ 1.950.000	Living surface	311 m²
Land surface	335 m²	Terrace surface	130 m²
Bedrooms	3	Bathrooms	3
Parkings (indoor)	3	Floors	3
Available	vanaf akte	Construction year	1930
State	Very good state	Facades	4
Kitchen (type)	hyper equipped	Office	✓
Toilets	4	Laundry room	✓
Heating (type)	individual	Heating	hot air pump
Neighborhood	central	PEB	127 kW/m²
PEB category	C	EPC code	20240628-TEST

MANDATORY INFO

Building permit License issued	Summons and recovery claim Not announced
Urban destination living zone	Pre-emption right There is no pre-emption right for spatial planning
Subdivision permit Subdivision permit	 Flood prone area not located in flood area

FINANCIAL

Property tax 4035 €

