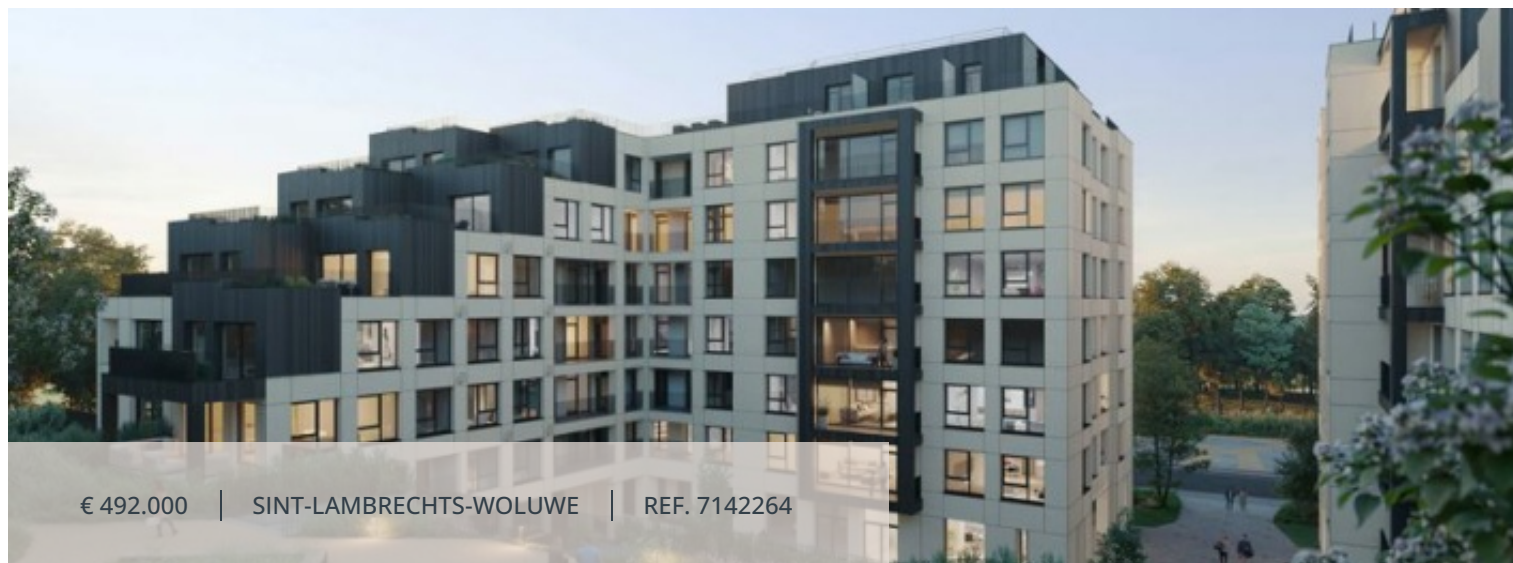




€ 492.000 | SINT-LAMBRECHTS-WOLUWE | REF. 7142264



TERRACE SURFACE

7.3 m²



LIVING SURFACE

100 m²



BEDROOMS

2



BATHROOMS

2

TWIN FALLS - 2 BEDROOM FLAT

Neerveld 105, 1200 Sint-Lambrechts-Woluwe

VICTOIRE-JUNOT proposes in the Twin Falls project, an apartment with 2 bedrooms - PREMIUM style

2nd floor - 100 sqm

Terrace 7.3 sq. m. - facing north-east

Entrance hall with guest WC and utility room

Large living room with dining area and superbly equipped open-plan kitchen - 36.5 sq.m. with terrace

Master bedroom 16.3 sq.m. - en-suite shower room (double washbasin)

Second bedroom 11.4 sq m - with en-suite bathroom (with bath, single washbasin and WC)

All this in a green environment in the pleasant district of Woluwe valley.

PEB A or B- thanks to insulation, ventilation and the installation of photovoltaic panels on some units.

Sale subject to 21% VAT on apartments and registration fees and VAT on parking spaces - Bike shed and parking space (with charging point) from €33,000 (excluding VAT). Cellar (from €4,000).

A privileged location in the pleasant municipality of Woluwe-Saint-Lambert, with all the urban amenities necessary for a modern lifestyle, but also easily accessible to facilitate daily life. The best choice to start a new life project in Brussels.

Characteristics

GENERAL

Type	flat	City	Sint-Lambrechts-Woluwe
Price	€ 492.000	Living surface	100 m²
Terrace surface	7.3 m²	Bedrooms	2
Bathrooms	1	Shower rooms	1
Parkings (indoor)	1	Floor	2
Floors	7	Available	bij oplevering
Construction year	2025	State	New
Facades	2	Kitchen (type)	US hyper equipped
Toilets	2	Laundry room	✓
Heating (type)	collective	Heating	gas
Neighborhood	quiet	Neighborhood	residential area
Cellar	✓	Elevator	✓
Double glass	✓	PEB	95 kW/m²
		PEB category	B
EPC code	B		

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 ✓

