



TERRACE SURFACE

5 m<sup>2</sup>



LIVING SURFACE

70 m<sup>2</sup>



BEDROOMS

1



BATHROOMS

1

## Your rendez-vous with greenery at the "CANOPEE" project in Uccle !

 **Clos Andrée Dumont 8, 1180 Ukkel**

The new apartment project "Les Promenades d'Uccle" is complemented by this beautifully atypical new building "CANOPEE." Victoire-JUNOT offers:

This project will, of course, be designed with low energy consumption and a minimal ecological footprint. The finishes are elegant and understated, made from high-quality materials to provide maximum home comfort. As expected, the building will have an excellent energy performance certificate (EPC) !

Parking (mandatory and additional) and a bike room are available. A storage cellar is also provided for each unit. Sales are under registration rights for the land and under VAT for the construction.

This well-designed new neighborhood is peacefully immersed in a Natura 2000 area on the Kinsendael plateau, giving the feeling of living in the countryside!

Yet, you are only 7 minutes away from Fort Jaco or Vivier d'Oie.

# Characteristics


## GENERAL

Type	flat
Price	€ 345.000
Terrace surface	5 m²
Bathrooms	1
Floor	1
Available	bij oplevering
State	New
Kitchen (type)	US hyper equipped
Laundry room	✓
Neighborhood	quiet
Cellar	✓
Double glass	✓
EPC code	A

City	Ukkel
Living surface	70 m²
Bedrooms	1
Parkings (indoor)	1
Floors	4
Construction year	2026
Facades	2
Toilets	1
Heating (type)	collective
Heating	hot air pump
Neighborhood	woods
Elevator	✓
PEB	35 kW/m²
PEB category	A

## 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	✓
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