



TERRACE SURFACE

 11.5 m²


LIVING SURFACE

 77 m²


BEDROOMS

1



BATHROOMS

1

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

📍 **Clos Andrée Dumont 5, 1180 Ukkel**

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

Attractive 1-bedroom apartment on the 2nd floor, with a terrace overlooking the interior of the project and a view of the square. Nice entrance hall with checkroom area, leading to the living area, with superbly equipped open-plan kitchen, dining room and living room, all extended by the south-facing terrace.

Small night hall with separate toilet, master bedroom with shower room, 1 washbasin and access to laundry/technical room. This room has a balcony with a view of the forest to the rear.

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	City	Ukkel
Price	€ 370.000	Living surface	77 m ²
Terrace surface	11.5 m ²	Bedrooms	1
Bathrooms	1	Parkings (indoor)	1
Floor	2	Floors	4
Available	bij oplevering	Construction year	2026
State	New	Facades	2
Kitchen (type)	US hyper equipped	Toilets	1
Laundry room	✓	Heating (type)	collective
Neighborhood	quiet	Heating	hot air pump
Cellar	✓	Neighborhood	woods
Double glass	✓	Elevator	✓
EPC code	A	PEB	35 kW/m ²
		PEB category	A

MANDATORY INFO

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

FINANCIAL

Under VAT
✓

