



€ 2.200.000 | GENT | REF. 7287459



LIVING SURFACE

444 m²



LAND SURFACE

245 m²



BEDROOMS

8



BATHROOMS

6



TERRACE SURFACE

40 m²

Ghent – Bright stunning house with garden and terrace

 **Sint-Pietersnieuwstraat 202, 9000 Gent**

Victoire-Junot presents a stunning townhouse dating from 1906, build by the architect Adrien Ledoux, offering approximately 444 sqm of living space (according to the PEB), ideally located within walking distance of Ghent's historic city centre, shops, restaurants, public transport, and the university. The property comprises four licensed housing units, each with its own facilities, while preserving its original charm with high ceilings, authentic period features, and elegant architectural details. At the rear, an inviting city garden with several terraces provides a rare outdoor haven in the heart of Ghent.

An ideal choice as an investment property, multi-generational residence, or characterful heritage investment. Electrical installation compliant. A must see ! – PEB rating B.

Unique historical note: this is where Jenny de Montigny, this is the muse of the famous painter Emile Claus, was born.

Characteristics

GENERAL

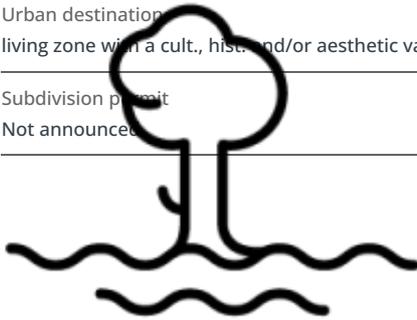
Type	house	City	Gent
Price	€ 2.200.000	Living surface	444 m ²
Land surface	245 m ²	Terrace surface	40 m ²
Bedrooms	8	Bathrooms	6
Floors	3	Furnished	✓
Available	mits inachtneming huurders	Construction year	1906
State	Very good state	Garden surface	124 m ²
Facades	2	Kitchen (type)	hyper equipped
Office	✓	Toilets	6
		Laundry room	✓
Heating (type)	collective	Heating	gas (centr. heat.)
Neighborhood	central	Neighborhood	city Center
Cellar	✓	Double glass	✓
PEB	135 kW/m ²	PEB category	B
EPC code	20251124-0003702868-Res-1		

MANDATORY INFO

Building permit
Not announced

Urban destination
living zone with a cult., hist. and/or aesthetic value

Subdivision permit
Not announced



P-score A

Summons and recovery claim

No judicial remedial measure or administrative measure imposed

Pre-emption right

There is no pre-emption right for spatial planning

 Flood prone area
not located in flood area



P-score A

FINANCIAL

