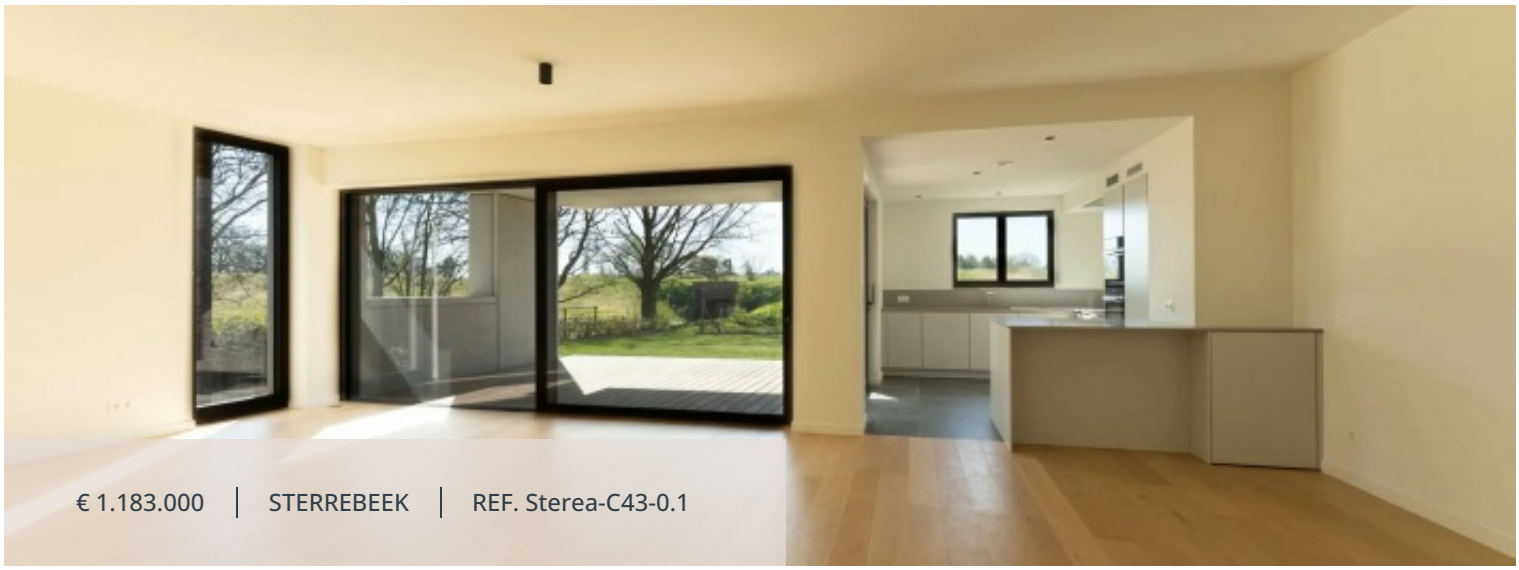
SELL SERVICE
info@victoire.be
+32 (0)2 375 10 10



LIVING SURFACE	BEDROOMS	BATHROOMS	GARAGES	TERRACE SURFACE
169 m²	3	3	1	22 m²

Golf view ...

Du Roy de Blicquylaan 45, 1933 Sterrebeek

Sterea is a one-of-a-kind project located opposite “The National” golf course. Victoire Junot invites you to discover this brand-new ground floor apartment with 3 bedrooms, ideally situated in the heart of this prestigious development. The apartment offers 169 sqm of living space, extended by a 22 sqm southeast-facing terrace and a 137 sqm private garden. It comprises a spacious 52 sqm living room, a fully equipped kitchen with access to the terrace, a night hall, 3 bedrooms, and 2 bathrooms (one with a bathtub and one with a shower). The master bedroom covers approx. 28 sqm; the two other bedrooms each approx. 12 sqm. A laundry room and separate guest toilet complete the apartment. A cellar is included in the sale price. Parking spaces are mandatory and available at an additional cost. Excellent energy and acoustic performance. You’ll be amazed by the beauty of both the setting and the apartment itself. Schedule your visit today! Sale subject to registration fees on the land and VAT on the construction. Additional features: an 18-hole golf course covering 3 hectares with water features, a driving range, and a clubhouse. A hotel and a sports club have recently opened on the estate. Discover more at www.victoire.be/sterea

Characteristics

GENERAL

Victoire Junot

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Type	Apartment	City	Sterrebeek
Price	€ 1.183.000	Living surface	169 m²
Terrace surface	22 m²	Heating	Gas
Bedrooms	3	Bathrooms	2
Shower rooms	1	Garages	1
Available	Free	Construction year	2022
State	New	Facades	2
Bedroom	28 m²	Bedroom	12 m²
Bedroom	11 m²	Kitchen	11 m²
Bathroom	2	Lavatory	2
Terrace	22 m²	Garden	137 m²
Living room/dining area	52 m²	Indoor parking	2
Intercom		Videophone	
Double glazing		Lift	
Disabled access		Security door	
Intercom		Videophone	
Double glazing		Lift	
Disabled access		Security door	
Airport		Highway	
Nursery		Day care	
Golf		Hospital/clinic	
Doctor		Sport center	
Supermarket		Tennis	
Bus		Shops	
Primary school		Sport center	
Highway		Airport	
Nursery		Day care	
Golf		Hospital/clinic	
Supermarket		Tennis	
Possibility of connecting : Water / Gas / Electricity		PEB	45 kW/m²
		PEB category	A
EPC code	A		

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
Non-flood zone

FINANCIAL

Price
€ 1.183.000

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