



€ 3.150.000 | SINT-PIETERS-WOLUWE | REF. 5148020



LIVING SURFACE

600 m<sup>2</sup>



LAND SURFACE

1367 m<sup>2</sup>



BEDROOMS

7



BATHROOMS

6



GARAGES

2

## Val Duchesse: beautiful villa located on a plot of 1300 sqm

 **1150 Sint-Pieters-Woluwe**


This villa, with a habitable surface of 600 sqm, is located in Val Duchesse, on a plot of approximately 1300 sqm. This house, on an extremely calm location, offers you space, lots of light, luxury and comfort. The house is divided as follows: living room with access to the terrace and the S-facing garden, 7 bedrooms, 4 bathrooms, 2 offices, fitness room and a beautiful indoor swimming pool. An exceptional property, partly due to the high-quality finish with sustainable materials as well as the exceptional PEB score due to good insulation techniques. PEB D+ 159 kW/sqm/year

## Characteristics

### GENERAL

Type	house	City	Sint-Pieters-Woluwe
Price	€ 3.150.000	Living surface	600 m <sup>2</sup>
Land surface	1367 m <sup>2</sup>	Terrace surface	41 m <sup>2</sup>
Bedrooms	7	Bathrooms	5
Shower rooms	1	Garages	2
Floors	2	Available	af te spreken met eigenaar
Construction year	2005	State	very good state
Facades	4	Kitchen (type)	hyper equipped
Office	✓	Laundry room	✓
Heating (type)	individual	Heating	gas
Neighborhood	residential area	Cellar	✓
Double glass	✓	PEB	159 kW/m <sup>2</sup>
		PEB category	D

### 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

Property tax	6505.31 €
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