



€ 635.000 | UKKEL | REF. 5240667



TERRACE SURFACE

 8 m<sup>2</sup>


LIVING SURFACE

 113 m<sup>2</sup>


BEDROOMS

2



BATHROOMS

2

## The very best of city life ... in Uccle, close to the Parvis St Pierre à Uccle

 **Rue du Doyenne 56, 1180 Uccle**

This beautiful 2 bedroom apartment is located on the 1st floor. The entrance hall with technical room, checkroom and toilet opens onto the living space, the super equipped open kitchen and the dining room. A nice well oriented terrace extends this one; A small night hall leads to a large bedroom with full bathroom en suite.

A second bedroom also with bathroom en suite completes this apartment.

Enjoy the many advantages of the CARRE COGHEN project such as the exceptional location close to a wide variety of urban commodities, the high-quality of the construction, the splendid finishing and last but not least the beautiful inside lush garden.

A project of GALIKA HUMAN ESTATE


Do not hesitate, contact us now! Sale under VAT 21 %. -> reduced to 6% under conditions (\*until 2024, Unique property, less than 200 sqm, live there at least 5 years, N/A for investors). Cellar included and parking in supplement in the basement (40 000 €)

## Characteristics

### GENERAL

Type	flat	City	Ukkel
Price	€ 635.000	Living surface	113 m <sup>2</sup>
Terrace surface	8 m <sup>2</sup>	Bedrooms	2
Shower rooms	2	Parkings (indoor)	1
Floor	1	Floors	3
Available	bij oplevering	Construction year	2024
State	new	Facades	2
Kitchen (type)	US hyper equipped	Toilets	2
Laundry room	✓	Heating (type)	individual
		Heating	hot air pump
Neighborhood	residential area	Neighborhood	commercial environment
Cellar	✓	Elevator	✓
Double glass	✓	PEB	45 kW/m <sup>2</sup>
		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	not located in flood area

### FINANCIAL

Under VAT	✓
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