

€ 4.500 | ELSENE | REF. 5534538



TERRACE SURFACE

35 m<sup>2</sup>



LIVING SURFACE

345 m<sup>2</sup>



BEDROOMS

3



BATHROOMS

3

## Flat at Elsene

 **1050 Elsene**

Unique property: loft-style triplex, in the heart of the popular "Châtelain" district, a stone's throw from the square of the same name and close to all amenities. PEB C ! 345 m<sup>2</sup> in total, atypical volumes, high-performance insulation (sonic and thermal). Occupied once since construction. The property comprises an entrance hall with cupboards and WC, an exceptionally spacious living room (+- 150 m<sup>2</sup>), giving access to the other levels: on the upper level: hyper-equipped kitchen, terrace at the rear inside the island, master bedroom, dressing room, office/zen area (on a total of +- 80 m<sup>2</sup>), adjoining bathroom, second terrace. Lower level: two further bedrooms, full bathroom, laundry room. Covered parking spaces available in the building.


For more information: [www.victoire.be](http://www.victoire.be) / +32 2 375 10 10

## Characteristics

### GENERAL

|                 |                   |                |                       |
|-----------------|-------------------|----------------|-----------------------|
| Type            | flat              | City           | Elsene                |
| Price           | € 4.500           | Living surface | 345 m <sup>2</sup>    |
| Terrace surface | 35 m <sup>2</sup> | Bedrooms       | 3                     |
| Bathrooms       | 3                 | Floor          | 1                     |
| Floors          | 3                 | Available      | onmiddellijk          |
| State           | very good state   | Facades        | 2                     |
| Kitchen (type)  | hyper equipped    | Office         | ✓                     |
| Laundry room    | ✓                 | Heating (type) | individual            |
|                 |                   | Heating        | gas                   |
| Neighborhood    | central           | Elevator       | ✓                     |
| Double glass    | ✓                 | PEB            | 147 kW/m <sup>2</sup> |
|                 |                   | PEB category   | C                     |

### 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

|                |      |                |          |
|----------------|------|----------------|----------|
| Tenant charges | 90 € | Rental deposit | 2 months |
|----------------|------|----------------|----------|

