



TERRACE SURFACE

18 m²



LIVING SURFACE

130 m²



BEDROOMS

3



BATHROOMS

2

Project "UNIQ" in the heart of Brussels - New and ecological 3 BEDROOM apartments !

 **Quai au Foin 59-65, 1000
Brussel**

A11 - 130 sqm - 3 terraces totalising about 18 sqm

Splendid 3 bedroom flat in the courtyard with views over the inside garden .

Beautiful hall with cloakroom and a separate toilet, the living space including the fully equipped kitchen and the dining room benefits from an opening on 2 terraces.

The 3 bedrooms are on the other side of the flat, all have an access to the 3rd terrace.

1 shower room + WC adjoining the main bedroom, 1 separate bathroom, 1 technical room/laundry room complete this flat. (cellar and parking in extra).

The project will be cost effective and sustainable in its construction as well as in its thermal and acoustic insulation with EPB A-.

Sale under VAT on the construction (poss. 6 % under conditions + abattement) and registration on the land (12,5 %).

The day-to-day life, in the heart of the "pedestrian" pentagon, will invite you to stroll along the old docks, just a stone's throw from the Place Ste Catherine and its typical Brussels atmosphere, it's daily market, its many stores and restaurants.

Points of interest or cultural sites such as the National Theatre, the KVS, the Flemish Theatre or the cinemas are also within walking distance.

Contact us quickly to obtain all the details on this new exceptional construction.

Characteristics


GENERAL

Type	flat
Price	€ 630.000
Terrace surface	18 m ²
Bathrooms	1
Parkings (indoor)	1
Floors	6
Construction year	2025
Facades	2
Toilets	2
Heating (type)	individual
Neighborhood	quiet
Cellar	✓
PEB	45 kW/m ²
EPC code	A-

City	Brussel
Living surface	130 m ²
Bedrooms	3
Shower rooms	1
Floor	1
Available	bij oplevering
State	new
Kitchen (type)	US hyper equipped
Laundry room	✓
Heating	gas
Neighborhood	city Center
Elevator	✓
PEB category	A

MANDATORY INFO

Building permit	Not announced
Urban destination	Not announced
Subdivision permit	Not announced

Summons and recovery claim	Not announced
Pre-emption right	Not announced
 Flood prone area	not located in flood area

FINANCIAL

Under VAT	✓
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