



€ 645.000 | UKKEL | REF. 5587784



TERRACE SURFACE

21 m²



LIVING SURFACE

132 m²



BEDROOMS

3



BATHROOMS

2

New apartments in Uccle – Splendid location !

 **Clos Andree Dumont 1-2, 1180 Ukkel**

Victoire proposes this large 3 bedroom apartment (3 facades) on the ground floor, surrounded by a large garden. The living rooms and the super equipped open kitchen open onto a pleasant terrace well oriented South-West. The 3 bedrooms are on the opposite side of the flat. The garden is accessible by each of them. The master bedroom (with an ensuite showerroom + WC) benefits from an extremely good situation . A bathroom, a separate toilet, a laundry room and a technical room complete this beautiful apartment. Bike room in the basement. Parking and cellar required in addition.

This project is immersed in the Natura 2000 area on the plateau of Kinsendael.

The quietness of the green areas and the feeling of living outside the city are guaranteed, and yet you are only 10 min. away from Fort Jaco or the Vivier d'Oie.

As for the whole project, it will be a low-energy building with a minimal ecological footprint and sober and tasteful finishes to ensure a maximum well-being at home.

To facilitate parking, whatever your means of transportation, the basement includes parking spaces (mandatory and additional) and a bicycle room. A cellar per property is also provided. Sale under registration rights on the land (12.5%) and under VAT on the construction (21 %).


Definitely worth a visit of this new neighborhood, contact us : new@victoire.be – 02/375 1010.

Characteristics

GENERAL

Type	flat	City	Ukkel
Price	€ 645.000	Living surface	132 m ²
Terrace surface	21 m ²	Bedrooms	3
Bathrooms	1	Shower rooms	1
Parkings (indoor)	1	Floors	3
Available	vanaf akte	Construction year	2024
State	new	Garden surface	244 m ²
Facades	3	Kitchen (type)	US hyper equipped
Toilets	2	Laundry room	✓
Heating (type)	individual	Heating	floor heating
Neighborhood	quiet	Neighborhood	woods
Cellar	✓	Double glass	✓
PEB	95 kW/m ²	PEB category	B
EPC code	B		

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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