



€ 1.495.000 | ETTERBEEK | REF. 5994643



LIVING SURFACE

 466 m<sup>2</sup>


LAND SURFACE

 210 m<sup>2</sup>


BEDROOMS

7



BATHROOMS

3



GARAGES

1

## Townhouse located at 30m from « le Cinquantaire »

 **1040**  
**Etterbeek**

IN OPTION !!!


Beautiful townhouse of approximately 640 sqm on a SW-facing plot of 200 sqm, exceptionally located 30 m from the Cinquantaire Park, within walking distance of the metro, various shops, the European Institutions, ... Layout: beautiful living room with marble fireplaces, kitchen, 2 offices, 7 bedrooms, 2 bathrooms, 1 shower room, cellar with daylight. Beautiful carriage gate, very private garden. Possibility to practice a liberal profession. PEB D

## Characteristics

### GENERAL

Type	house	City	Etterbeek
Price	€ 1.495.000	Living surface	466 m <sup>2</sup>
Land surface	210 m <sup>2</sup>	Terrace surface	30 m <sup>2</sup>
Bedrooms	7	Bathrooms	2
Shower rooms	1	Garages	1
Parkings (indoor)	2	Floors	3
Available	vanaf akte	Construction year	1906
State	minor renovation	Garden surface	87 m <sup>2</sup>
Facades	2	Kitchen (type)	fully fitted
Office	✓	Office area	14 m <sup>2</sup>
Laundry room	✓	Toilets	4
Neighborhood	quiet	Heating (type)	individual
Cellar	✓	Heating	gas
		Neighborhood	central
		PEB	205 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	There is no pre-emption right for spatial planning
Subdivision permit	Not announced	 Flood prone area	not located in flood area

### FINANCIAL

Property tax	2745 €
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