

€ 725.000 | UKKEL | REF. 6001444



TERRACE SURFACE

29.1 m²



LIVING SURFACE

127 m²



BEDROOMS

3



BATHROOMS

2

Your rendez-vous with greenery at the "CANOPEE" project in Uccle !

 **Clos Andrée Dumont 5, 1180 Uccle**

The new apartment project "Les Promenades d'Uccle" is complemented by this beautifully atypical new building "CANOPEE." Victoire offers:

This beautiful 3-bedroom penthouse overlooking the arch with a surface area of 127 sq.m. The property is very bright, with views to the front and rear of the project. Terraces and/or green roofs embellish every room. An attractive entrance hall with checkroom, utility room and guest WC opens onto the living area with a superbly equipped, open-plan corner kitchen, dining room and living room. The night hall leads to the 3 bedrooms. The master bedroom benefits from an en suite shower room (with single sink and window). The other 2 bedrooms share a large bathroom with bath, double sinks and WC.

This project will, of course, be designed with low energy consumption and a minimal ecological footprint. The finishes are elegant and understated, made from high-quality materials to provide maximum home comfort. As expected, the building will have an excellent energy performance certificate (EPC)!

Parking (mandatory and additional) and a bike room are available. A storage cellar is also provided for each unit. Sales are under registration rights for the land and under VAT for the construction.

This well-designed new neighborhood is peacefully immersed in a Natura 2000 area on the Kinsendaël plateau, giving the feeling of living in the countryside!


Yet, you are only 7 minutes away from Fort Jaco or Vivier d'Oie.

Characteristics

GENERAL

Type	flat	City	Ukkel
Price	€ 725.000	Living surface	127 m ²
Terrace surface	29.1 m ²	Bedrooms	3
Bathrooms	2	Parkings (indoor)	1
Floor	2	Floors	4
Available	bij oplevering	Construction year	2026
State	new	Facades	3
Kitchen (type)	US hyper equipped	Toilets	2
Laundry room	✓	Heating (type)	collective
		Heating	hot air pump
Neighborhood	quiet	Neighborhood	woods
Cellar	✓	Elevator	✓
Double glass	✓	PEB	35 kW/m ²
		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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