



€ 4.350 | SINT-GILLIS | REF. 6033429



LIVING SURFACE

327 m<sup>2</sup>



BEDROOMS

4



BATHROOMS

3



GARAGES

1



TERRACE SURFACE

35 m<sup>2</sup>

## House at Sint-Gillis

 **1060 Sint-Gillis**

Nestled in lush gardens behind a majestic mansion, this remarkable, fully-renovated back house features a 16-meter-wide facade and garden, offering country calm while being less than 8 minutes' walk from Place Stéphanie.

Once the studio of a famous Belgian sculptor, this house was later converted into a dance school before undergoing a complete renovation in preparation for its first occupation. It is equipped with a heat pump combined with an underfloor heating system, reinforced roof and wall insulation, and triple-glazed windows.

The first floor houses a vast living and dining room of around 100 m<sup>2</sup>, as well as a professional kitchen, all opening onto a covered terrace. On the mezzanine floor, the master bedroom is connected to a sumptuous marble bathroom with bath and shower. As for the lower floor, it offers three bedrooms, which can also be converted into a gym, dressing room or office, each with a view over the garden, as well as two bathrooms.


Other noteworthy features include first-time occupancy after complete renovation, the possibility of two parking spaces in an optional private garage, a high-end fitted kitchen, a projection system for home cinema, HiFi connection sockets, an alarm system and electric shutters.

# Characteristics

## GENERAL

Type	house	City	Sint-Gillis
Price	€ 4.350	Living surface	327 m <sup>2</sup>
Terrace surface	35 m <sup>2</sup>	Bedrooms	4
Bathrooms	2	Shower rooms	1
Garages	1	Available	onmiddellijk
State	very good state	Garden surface	120 m <sup>2</sup>
Facades	2	Kitchen (type)	US fully fitted
Office	✓	Office area	80 m <sup>2</sup>
Laundry room	✓	Toilets	4
Neighborhood	city	Heating (type)	individual
Cellar	✓	Heating	oil (centr. heat.)
PEB	148 kW/m <sup>2</sup>	Neighborhood	city
		Double glass	✓
		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 announced

## FINANCIAL

Tenant charges	100 €
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