



€ 6.000 | BRUSSEL | REF. 6079818



LIVING SURFACE

369 m<sup>2</sup>



LAND SURFACE

200 m<sup>2</sup>



BEDROOMS

4



BATHROOMS

7



GARAGES

1

## House at Brussel

 **Square Marie-Louise 78, 1000  
Brussel**

Located in the heart of the European district, this magnificent neo-Renaissance house has a surface area of ± 369 m<sup>2</sup>.

This fully renovated guest house, available for first-time occupancy, welcomes you with a large entrance hall featuring a bike room, checkroom and guest WC. The semi-open, fully-equipped kitchen flows into the dining room, which opens onto the sunny, south-facing garden, with plenty of storage cupboards. The second floor features a welcoming living room decorated with a fireplace, connected to an office or guest bedroom with en-suite shower room. The second floor is dedicated to the luxurious master suite, with dressing room, study area and spacious bathroom. The upper floors include two additional bedrooms and office/bedroom, each with fitted closets, two private shower rooms. This magnificent home is fully accessible for the disabled.

Other features include an elevator, PMR access, alarm system, videophone, double flow ventilation, water softener, garden shed and optional double garage. PEB B.


For further information: [www.victoire.be](http://www.victoire.be) / 02 375 10 10

## Characteristics

### GENERAL

Type	house	City	Brussel
Price	€ 6.000	Living surface	369 m <sup>2</sup>
Land surface	200 m <sup>2</sup>	Bedrooms	4
Bathrooms	4	Shower rooms	3
Garages	1	Parkings (indoor)	2
Floors	4	Available	onmiddellijk
Construction year	1895	State	new
Facades	2	Kitchen (type)	hyper equipped
Office	✓	Toilets	5
		Laundry room	✓
Heating (type)	individual	Heating	gas
Neighborhood	quiet	Neighborhood	central
Elevator	✓	Double glass	✓
PEB	92 kW/m <sup>2</sup>	PEB category	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

Tenant charges 250 €	Rental deposit 2 months
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