



€ 2.750 | WEZEMBEEK-OPPEM | REF. 6131200



LIVING SURFACE

170 m²



LAND SURFACE

300 m²



BEDROOMS

3



BATHROOMS

2



GARAGES

2

House at Wezembeek-Oppem

 **Rue Frans Landrain 46, 1970 Wezembeek-Oppem**

Located in Wezembeek-Oppem, close to public transport (50 meters from the tram stop 39 - Bel Air), Place Dumon, the German school and in an airy area, magnificent single-storey house with a surface area of 170 m² composed of 3 bedrooms. It includes an entrance hall with cloakroom and guest toilet, a spacious living room (50 m²) with open fire and its natural stone dining room giving access to the garden, 1 large multipurpose space or family room of 18m² with sliding doors annexed to the living room, fully equipped kitchen, adjoining unequipped laundry room, 3 parquet bedrooms (24-9-9 m²), including the master bedroom is equipped with cupboards, 1 large shower room, 1 bathroom with toilet. Two offices of 8 and 7m². In the basement, wine cellars and storage cellar with shelves. Garage for 2 cars and 2 outdoor spaces, oil heating, water softener. Alarm. Air conditioning. PEB D/327.


Discover at Victoire: tel: 02 375 10 10 - www.victoire.be

Characteristics

GENERAL

Type	house	City	Wezembeek-Oppem
Price	€ 2.750	Living surface	170 m ²
Land surface	300 m ²	Terrace surface	20 m ²
Bedrooms	3	Bathrooms	1
Shower rooms	1	Garages	2
Parkings	2	Floors	1
Available	af te spreken met eigenaar	Construction year	1970
State	good state	Garden surface	130 m ²
Facades	4	Kitchen (type)	hyper equipped
Office	✓	Office area	8 m ²
		Toilets	2
Laundry room	✓	Heating (type)	individual
		Heating	oil (centr. heat.)
Neighborhood	Suburb	Neighborhood	residential area
Cellar	✓	Double glass	✓
PEB	327 kW/m ²	PEB category	D

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

Rental deposit	3 months
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