



€ 540.000 | SINT-LAMBRECHTS-WOLUWE | REF. 6145511



TERRACE SURFACE

 11.1 m²


LIVING SURFACE

 113 m²


BEDROOMS

2



BATHROOMS

1

TWIN FALLS - 2 BEDROOM FLAT + garden

 **Neerveld 105, 1200 Sint-Lambrechts-Woluwe**

Victoire proposes in the Twin Falls project, an apartment with 2 bedrooms - PREMIUM style

Upper Ground floor with garden - 112.8 sqm - south-west facing

Terrace 11.1 sqm - south-west facing

Entrance hall with guest toilet, laundry room + utility room and shower room (with double washbasin)

Large living room with dining room, office space and super-equipped open kitchen - 46.8 sqm with access to terrace

2 bedrooms 14 sqm & 10.7 sqm

PEB A or B- thanks to insulation, ventilation and the installation of photovoltaic panels on some units.

Sale subject to 21% VAT on apartments and registration fees and VAT on parking spaces - Bike shed and parking space (with charging point) from €33,000 (excluding VAT). Cellar (from €4,000).

A privileged location in the pleasant municipality of Woluwe-Saint-Lambert, with all the urban amenities necessary for a modern lifestyle, but also easily accessible to facilitate daily life. The best choice to start a new life project in Brussels.

Characteristics

GENERAL

Type	flat	City	Sint-Lambrechts-Woluwe
Price	€ 540.000	Living surface	113 m ²
Terrace surface	11.1 m ²	Bedrooms	2
Bathrooms	1	Parkings (indoor)	1
Floor	1	Floors	7
Available	bij oplevering	Construction year	2025
State	new	Garden surface	35.4 m ²
Facades	2	Kitchen (type)	US hyper equipped
Toilets	1	Laundry room	✓
Heating (type)	collective	Heating	gas
Neighborhood	quiet	Neighborhood	residential area
Cellar	✓	Elevator	✓
Double glass	✓	PEB	95 kW/m ²
		PEB category	B
EPC code	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

Under VAT	✓
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