



€ 560.000 | ELSENE | REF. 6233999



TERRACE SURFACE

 9 m<sup>2</sup>


LIVING SURFACE

 180 m<sup>2</sup>


BEDROOMS

3



BATHROOMS

2



GARAGES

1

## Spacious apartment close to the Bois de la Cambre

 **Av. de l'Orée 8, 1050**  
**Elsene**


Registered on 1000 Brussels. Very close to Bois de la Cambre and avenue Franklin Roosevelt, public transport and ULB, very bright apartment of ± 180 sqm plus terraces, located on the 5th floor of a classic building. Offering a lovely open view, it comprises a spacious living room, study, super-equipped kitchen, 3/4 bedrooms currently converted into 2 large bedrooms, bathroom, shower room + laundry room, cellar. A garage box complete this property (€50,000€). An excellent location! PEB D

## Characteristics

### GENERAL

Type	flat	City	Elsene
Price	€ 560.000	Living surface	180 m <sup>2</sup>
Terrace surface	9 m <sup>2</sup>	Bedrooms	3
Bathrooms	1	Shower rooms	1
Garages	1	Floor	5
Floors	6	Available	vanaf akte
Construction year	1970	State	good state
Facades	2	Kitchen (type)	hyper equipped
Office	✓	Office area	14 m <sup>2</sup>
		Toilets	2
Laundry room	✓	Heating (type)	collective
		Heating	gas (centr. heat.)
Neighborhood	Free sight	Neighborhood	residential area
Cellar	✓	Elevator	✓
Double glass	✓	PEB	184 kW/m <sup>2</sup>
		PEB category	D

### MANDATORY INFO

Building permit	Not announced	Summons and recovery claim	Not announced
Urban destination	Not announced	Pre-emption right	There is no pre-emption right for spatial planning
Subdivision permit	Not announced	 Flood prone area	not located in flood area

### FINANCIAL

Property tax	3298 €
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