



€ 506.000 | OUDERGEM | REF. 6235425



TERRACE SURFACE

 9 m²


LIVING SURFACE

 85 m²


BEDROOMS

2



BATHROOMS

1

MOONRISE located in Auderghem - 2 BEDROOM APARTMENT + 2 TERRACES

 **Avenue de Beaulieu 22-26, 1160 Oudergem**

AUDERGHEM - Victoire proposes this beautiful 2-bedroom apartment + terrace.

Entrance hall with checkroom area, separate WC. Attractive living and dining room with access to the east-facing terrace at the front of the building, super-equipped open kitchen + utility/technical room. Night hall with bathroom (with bath and double washbasin), the 2 bedrooms have views to the rear. PEB B+.

The strengths of this project lie primarily in its exceptional location, offering a perfect balance between city and woods, on the edge of Brussels.

Cellar and bike storage included in the price, single or double parking required at extra cost.

Sale subject to VAT for the building and registration rights for the land.


Contact us quickly for a presentation of this project 02 3751010 - new@victoire.be

Characteristics

GENERAL

| | | | |
|-----------------|----------------------|-------------------|-------------------|
| Type | flat | City | Oudergem |
| Price | € 506.000 | Living surface | 85 m ² |
| Terrace surface | 9 m ² | Bedrooms | 2 |
| Bathrooms | 1 | Parkings (indoor) | 1 |
| Floor | 1 | Floors | 4 |
| Available | bij oplevering | Construction year | 2027 |
| State | new | Facades | 2 |
| Kitchen (type) | US hyper equipped | Toilets | 1 |
| Laundry room | ✓ | Heating (type) | collective |
| | | Heating | hot air pump |
| Neighborhood | Free sight | Neighborhood | city |
| Cellar | ✓ | Elevator | ✓ |
| PEB | 46 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 | ✓ |
|-----------|---|

