

€ 2.750 | WATERMAAL-BOSVOORDE | REF. 6253975



LIVING SURFACE

300 m²



LAND SURFACE

417 m²



BEDROOMS

4



BATHROOMS


2



TERRACE SURFACE

30 m²

House at Watermaal-Bosvoorde

 **Avenue des Archiducs 76, 1170 Watermaal-Bosvoorde**

Watermael-Boitsfort, located in close proximity to schools, shops, and public transport, this superb house offers a generous living space of approximately 300m².

The house is composed as follows:

On the ground floor, you will find a spacious entrance hall with a guest WC, a large and bright living room of 60m² with a fireplace, a fully equipped open-plan kitchen, a beautiful private garden, and two pleasant terraces.

The first floor includes a full bathroom with a bathtub, a shower, and two sinks. You will also discover three beautiful air-conditioned bedrooms, including a master bedroom with a walk-in closet, a functional office, and a second WC.

On the second floor, a shower room with WC accompanies a very large bedroom of approximately 60m².

This house stands out for its beautiful volumes and large spaces!

Available immediately.


Info & visits: www.victoire.be - 02/375.10.10

Characteristics

GENERAL

Type	house	City	Watermaal-Bosvoorde
Price	€ 2.750	Living surface	300 m ²
Land surface	417 m ²	Terrace surface	30 m ²
Bedrooms	4	Bathrooms	1
Shower rooms	1	Parkings	1
Floors	2	Available	onmiddellijk
State	very good state	Garden surface	150 m ²
Facades	3	Kitchen (type)	hyper equipped
Office area	8 m ²	Toilets	3
Laundry room	✓	Heating (type)	collective
		Heating	gas
Neighborhood	residential area	Neighborhood	residential area
Double glass	✓	PEB	380 kW/m ²
		PEB category	G

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	1 €	Rental deposit	2 months
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