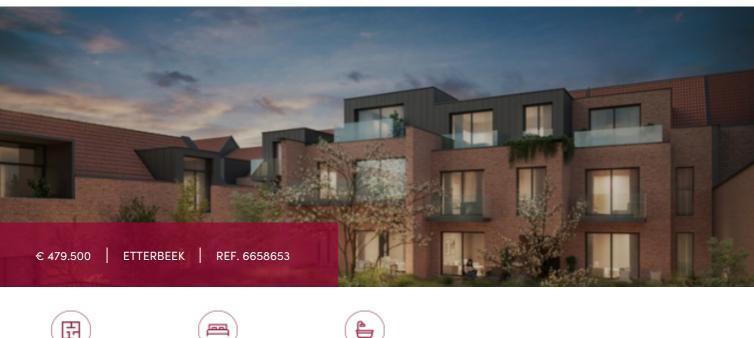


info@victoire.be +32 (0)2 375 10 10



LIVING SURFACE 86 m<sup>2</sup>





### JOURDAN SQUARE - 2 bedroom flat

# Rue de l'Orient 50-52, 1040 Etterbeek

Victoire-Junot is pleased to present this exclusive 30-unit project, a new living experience full of character, located in Etterbeek, in the immediate vicinity of the European Quarter.

This 2 bedroom flat has the following layout:

Entrance into the living area and immediate access to the night hall with separate toilet, utility/technical room and shower room (with shower and sink), leading to the 2 bedrooms at the rear of the flat. The beautiful living space overlooking the Orient Street on the SOUTH side consists of a super equipped kitchen, dining room and living room. Basement included.

Sustainable building materials, attractive landscaping of the inner courtyards, excellent energy performance for the ensemble. The Place Jourdan district stands out for its convivial atmosphere and quality of life, enhanced by the green spaces of Parc Léopold and Jardins Louis Hap, as well as by its quality and wide range of shops. When it comes to culture, you're just a stone's throw from museums, theaters and leading schools.

This project is designed by the developer Propintra SA and the architectural firm NEST ARCHITECTS (a collaboration rewarded by some very fine recent projects in Brussels).

Whether as for living or a rental investment, this project is an unique opportunity in this pleasant commune of Brussels. Delivery is scheduled for the end of 2027.



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## Characteristics

### GENERAL

Туре	flat
Price	€ 479.500
Bedrooms	2
Parkings (indoor)	1
Floors	3
Construction year	2027
Facades	2
Toilets	1
Heating (type)	underfloor heating partially
Neighborhood	central
Cellar	~
PEB	45 kW/m²
EPC code	А

City	Etterbeek	
Living surface		
Bathrooms	1	
Floor	2	
Available	bij oplevering	
State	new	
Kitchen (type)	US hyper equipped	
Laundry room	~	
Laundry room Heating	✓	
	hot air pump quiet	
Heating		

### MANDATORY INFO

Building permit Not announced		
Urban destination Not announced		
Subdivision permit Not announced		

Summons and recovery claim
Not announced
Pre-emption right
Not announced

Flood prone area
potential flood area

FINANCIAL



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