

€ 1.335.000 | SINT-PIETERS-WOLUWE | REF. 6759364



LAND SURFACE

246 m²



BEDROOMS

3



BATHROOMS

2



TERRACE SURFACE

336 m²

Characterful villa in a unique and exceptional setting

1150 Sint-Pieters-Woluwe

Victoire-Junot is delighted to present this characterful home, nestled in an exceptional green setting in the heart of Woluwe-Saint-Pierre, fully renovated in 2024.

This unique 2.32-hectare estate, a true legacy of Belgium's industrial era, comprises 12 prestigious residences, expansive landscaped gardens, and a pond — offering an exclusive and refined living environment.

This four-façade home, with a total built area of 238 m², will charm you with its generous spaces and warm atmosphere.

The ground floor includes: an entrance hall, a spacious living area filled with natural light, a perfectly equipped and arranged kitchen, and a first suite featuring a contemporary shower room and separate toilet.

Upstairs, two large bedrooms each offer generous space, ample built-in storage, and optimal comfort. A bathroom with toilet, a study, and a walk-in closet complete the sleeping quarters.

In addition to its high-quality finishes, the house boasts stunning views over the lush park, a private entrance, a private courtyard, and a separate annex that adds to the unique charm of this exceptional property.

Option to acquire two parking spaces (20,000 euros/parking space).


EPC: C

Characteristics

GENERAL

Type	house	City	Sint-Pieters-Woluwe
Price	€ 1.335.000	Land surface	246 m ²
Terrace surface	336 m ²	Bedrooms	3
Bathrooms	2	Parkings	2
Floors	1	Available	vanaf akte
Construction year	1899	State	very good state
Facades	4	Kitchen (type)	US hyper equipped
Toilets	2	Laundry room	✓
Heating (type)	individual	Heating	condensation
Neighborhood	quiet	Neighborhood	residential area
Double glass	✓	PEB	146 kW/m ²
		PEB category	C
EPC code	20240613-TEST		

MANDATORY INFO

Building permit	No license issued	Summons and recovery claim	Not announced
Urban destination	park zone	Pre-emption right	There is no pre-emption right for spatial planning
Subdivision permit	No sales permit	 Flood prone area	potential flood area

FINANCIAL

Tenant charges	290 €
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