

€ 559.000 | ETTERBEEK | REF. 6835787



TERRACE SURFACE

20 m<sup>2</sup>



LIVING SURFACE

75 m<sup>2</sup>



BEDROOMS

1



BATHROOMS

1

## Montgomery: ground floor – 1 bedroom + office

 **1040 Etterbeek**


Etterbeek: Victoire - Junot presents this Montgomery district in a small co-ownership this superb ground floor of +- 75m<sup>2</sup> with south-west terrace (20m<sup>2</sup>) and garden. It offers you a living room, parquet flooring, with access to the terrace and garden, a fully equipped American kitchen, a bedroom (13m<sup>2</sup>), parquet flooring, an office or small bedroom, a shower room, WC, individual gas boiler, laundry room, in the basement a cellar (8,000 euros) This apartment will seduce you with the quality of the renovations and its privileged location. PEB C

## Characteristics

### GENERAL

Type	flat	City	Etterbeek
Price	€ 559.000	Living surface	75 m²
Terrace surface	20 m²	Bedrooms	1
Shower rooms	1	Floors	3
Available	vanaf akte	State	New
Garden surface	63 m²	Facades	2
Kitchen (type)	US hyper equipped	Toilets	1
Laundry room	✓	Heating (type)	individual
		Heating	gas
Neighborhood	quiet	Neighborhood	commercial environment
Cellar	✓	Double glass	✓
PEB	101 kW/m²	PEB category	C
EPC code	20250604-TEST		

### 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

