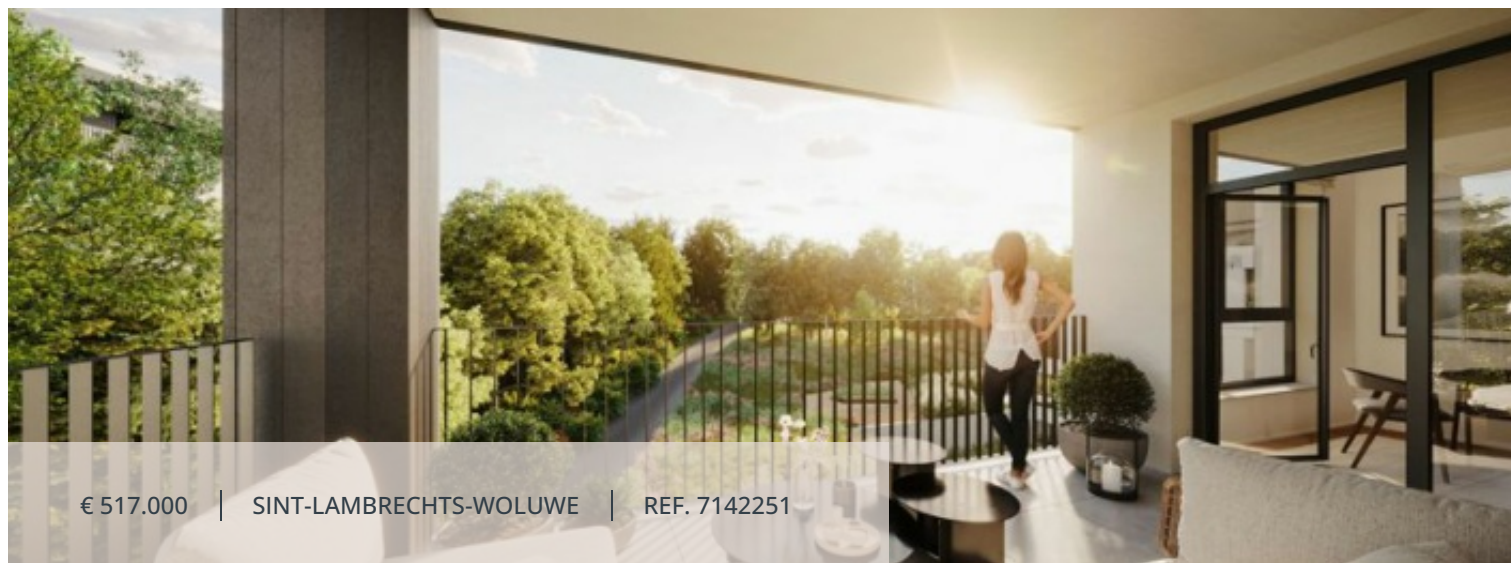




€ 517.000 | SINT-LAMBRECHTS-WOLUWE | REF. 7142251



TERRACE SURFACE

7.4 m²



LIVING SURFACE

115 m²



BEDROOMS

2



BATHROOMS

2

TWIN FALLS - 2 BEDROOM FLAT

 **Neerveld 105, 1200 Sint-Lambrechts-Woluwe**

Victoire-JUNOT proposes in the Twin Falls project, an apartment with 2 bedrooms - PREMIUM style

1st floor - 114,8 sqm

7,4 sqm terrace - NORTH EAST facing

Entrance hall with guest toilet and utility room

Large living room with dining room and super-equipped open kitchen - 36.5 m² with terrace

Small nighthall leading to master bedroom 16,3 m² - en-suite bathroom (single washbasin, bath and WC) - office

Second bedroom 16,1 m²

1 shower room (with double sink and shower)

All this in a green environment in the pleasant district of Woluwe valley.

PEB A or B- thanks to insulation, ventilation and the installation of photovoltaic panels on some units.

Sale subject to 21% VAT on apartments and registration fees and VAT on parking spaces - Bike shed and parking space (with charging point) from €33,000 (excluding VAT). Cellar (from €4,000).

A privileged location in the pleasant municipality of Woluwe-Saint-Lambert, with all the urban amenities necessary for a modern lifestyle, but also easily accessible to facilitate daily life. The best choice to start a new life project in Brussels.

Characteristics

GENERAL

Type	flat
Price	€ 517.000
Terrace surface	7.4 m²
Bathrooms	2
Floor	1
Available	bij oplevering
State	New
Kitchen (type)	US hyper equipped
Laundry room	✓
Neighborhood	quiet
Cellar	✓
Double glass	✓
EPC code	B

City	Sint-Lambrechts-Woluwe
Living surface	115 m²
Bedrooms	2
Parkings (indoor)	1
Floors	7
Construction year	2025
Facades	2
Toilets	2
Heating (type)	collective
Heating	gas
Neighborhood	residential area
Elevator	✓
PEB	95 kW/m²
PEB category	B

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	not located in flood area

FINANCIAL

Under VAT	✓
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