



€ 2.500 | OUDERGEM | REF. 7144187



TERRACE SURFACE

15 m²



LIVING SURFACE

250 m²



BEDROOMS

3



BATHROOMS

2

Flat at Oudergem

📍 **Clos des Trois Fontaines 2, 1160 Oudergem**

Presented by Carla Rodriguez : 0494 07 97 54 / carla.rodriguez@victoire.be

Victoire - Junot offers you, on the sought-after heights of Auderghem, a stone's throw from the Hermann-Debroux metro station, in absolute tranquillity, in a green enclosure on the edge of the Sonian Forest, a superb character apartment of ± 250 m² with a 15 m² terrace, nestled in an elegant and charming early 20th-century condominium that has retained all its old-world charm (high ceilings, mouldings, period parquet flooring, etc.). This exceptional property comprises a majestic entrance hall, spacious and bright reception rooms of ± 80 m², a study, a separate fully equipped kitchen, 3 beautiful bedrooms (± 25, 20 and 15 m²), 2 bathrooms, a cellar and a parking space.

A rare apartment, combining old-world charm and comfort, to be discovered without delay!

To be discovered at Victoire - Junot – www.victoire.be – Tel.: 02 375 10 00

Characteristics

GENERAL

Type	flat	City	Oudergem
Price	€ 2.500	Living surface	250 m ²
Terrace surface	15 m ²	Bedrooms	3
Bathrooms	2	Parkings (indoor)	1
Floor	1	Floors	4
Available	mits inachtneming huurders	Construction year	1900
State	Very good state	Facades	2
Kitchen (type)	hyper equipped	Office	✓
Toilets	3	Laundry room	✓
Heating (type)	individual	Heating	gas
Neighborhood	residential area	Neighborhood	SME environment
Cellar	✓	Elevator	✓
Double glass	✓	PEB	322 kW/m ²
		PEB category	F

MANDATORY INFO

Building permit	Summons and recovery claim
Not announced	Not announced
Urban destination	Pre-emption right
Not announced	Not announced
Subdivision permit	 Flood prone area
Not announced	not located in flood area

FINANCIAL

Property tax	Tenant charges
953 €	200 €
Rental deposit	
2 months	

