



€ 1.850 | BRUSSEL | REF. 7305199



TERRACE SURFACE

20 m<sup>2</sup>



LIVING SURFACE

120 m<sup>2</sup>



BEDROOMS

3



BATHROOMS

3

## Flat at Brussel

Rue aux Choux 57/9, 1000 Brussel

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

VICTOIRE JUNOT offers you a magnificent unfurnished flat with a surface area of  $\pm 120\text{m}^2$  located on the 4th floor in the centre of Brussels, near De Brouckère. It comprises a bright, modern living room, a terrace surrounding the entire apartment, 3 bedrooms (one with an en-suite bathroom with toilet), a shower room (also with a toilet), a fully equipped kitchen, a 3rd separate toilet, a cellar and a laundry room. Double glazing.

Monthly provision of €300 for common charges, hot water and heating.

Possibility to rent a parking space.

Available immediately, don't delay in visiting!

To be discovered at Victoire - Junot - [www.victoire.be](http://www.victoire.be) - Tel: 02 375 10 00

## Characteristics

### GENERAL

Type	flat	City	Brussel
Price	€ 1.850	Living surface	120 m <sup>2</sup>
Terrace surface	20 m <sup>2</sup>	Bedrooms	3
Bathrooms	2	Shower rooms	1
Floor	4	Floors	5
Available	onmiddellijk	State	Very good state
Facades	2	Kitchen (type)	US hyper equipped
Toilets	3	Laundry room	✓
Heating (type)	collective	Heating	gas
Neighborhood	central	Neighborhood	city Center
Cellar	✓	Double glass	✓
PEB	45 kW/m <sup>2</sup>	PEB category	A
EPC code	1821353-6-N-1-1-108		

### 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

Tenant charges	Rental deposit
300 €	2 months

