



€ 2.700 | KRAAINEM | REF. 7317172



LIVING SURFACE

200 m²



LAND SURFACE

813 m²



BEDROOMS

3



BATHROOMS

2



GARAGES

2

House at Kraainem

 **Avenue des Hirondelles 1, 1950 Kraainem**

Presented by Yanis Morsa : 0487 71 46 10 / yanis.morsa@victoire.be

Victoire Junot presents this delightful semi-detached villa, fully renovated in 2025, offering generous spaces and exceptional living comfort.

It consists of a spacious L-shaped living room of approximately 60 m², a fully equipped kitchen of ± 20 m², a bedroom on the ground floor, two bedrooms upstairs, and a bright office.

The house also includes two modern shower rooms and three toilets. Outside, you will enjoy a large south-facing terrace, opening onto a sunny garden of ± 5 ares. The property also offers a double garage.

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

Characteristics


GENERAL

Type	house
Price	€ 2.700
Land surface	813 m ²
Bedrooms	3
Garages	2
Parkings	2
Construction year	1955
Garden surface	500 m ²
Kitchen (type)	hyper equipped
Toilets	3
Heating (type)	wall heating
Neighborhood	residential area
Double glass	✓
EPC code	202512180003761239RES1

City	Kraainem
Living surface	200 m ²
Terrace surface	40 m ²
Bathrooms	2
Parkings (indoor)	2
Available	onmiddellijk
State	Very good state
Facades	3
Office area	4 m ²
Laundry room	✓
Heating	gas
Cellar	✓
PEB	260 kW/m ²
PEB category	C

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

Rental deposit	2 months
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